03

Realty Title

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $152,000.00

Affiant

Subscribed and sworn to before me, this 9th day of October, 2009.

Notary Public
My commission expires: 2/11/13

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

03-0908-36162

Address of New Owner:	Send Tax Bills to:	Tax Information
Zemenayi A. Molla	U.S. Bank N.A.	183-05-0-A-026
3620 Applewood Lane	4801 Frederica St.	
Antioch TN 37013	Owensboro, KY 42301	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Paul Z. Gregor and wife, Helena R. Gregor, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Zemenayi A. Molla, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Lot No. 425, on the Plan of October Woods, Phase One, Section Two, of record in Book 7900, Page 909; amended in Book 9700, Page 54-55, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Paul Z. Gregor and Helena R. Gregor, husband and wife, by deed from Erik R. Wood and wife, Wendy E. Wood, dated July 7, 2006, recorded July 18, 2006 of record in Instrument No. 20060718-0086728, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 3620 Applewood Lane, Antioch, TN 37013

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20090070218 DEEDWARR
Recvd: 10/15/09 11:40 2 pgs
Fees:13.00 Taxes:562.40
20091015-0095517

WITNESS my hand this 9th day of October, 2009.

Paul Z. Gregor

Helena R. Gregor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Paul Z. Gregor and Helena R. Gregor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 9th day of October, 2009.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

My Commission expires 02/11/13