This Instrument Prepared By:

Thomas I. Bottorff, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Stacey Chomic
7225 Riverfront Drive
Nashville, Tennessee 37221

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
First Tennessee National Association
1 Mortgage Way
Mount Laurel, New Jersey 08054

MAP 126-16-0A
GROUP
PARCEL 513.00CO

Davidson County DEEDWARR
Recvd: 12/28/09 10:40 4 pgs
Fees:23.00 Taxes:999.00
20091228-0117147

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **John H. Makari and wife, Jane Ellen Makari,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Stacey Chomic and husband, Daniel Chomic** hereinafter called the GRANTEES, their heirs 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. 288 on the Plan of Riverwalk, Phase 3C, of record in Instrument #20050706-0077607, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to John H. Makari and wife, Jane Ellen Makari by deed dated September 1, 2005 from Corinthian Custom Homes, Inc. of record in Instrument no. 20060628-0077512, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2009 and subsequent years.

This is **improved** property known as **7225 Riverfront Drive, Nashville, Tennessee 37221.**

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 and assigns , forever, and, GRANTORS do covenant with the said GRANTEES that they are lawfully seized 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; and, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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.

WITNESS our hands this the **23rd** day of **December, 2009.**

John H. Makari by Lucy Bottorff, as attorney-in-fact

John H. Makari, by Lucy Bottorff, as attorney-in-fact *

Jane Ellen Makari by Lucy Bottorff, as attorney-in-fact

Jane Ellen Makari, by Lucy Bottorff, as attorney-in-fact*

*pursuant to Power of Attorney of record in Instrument No. 20091228-0117146, RODCT.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State,Lucy Bottorff, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Attorney-in-fact for John H. Makari and wife, Jane Ellen Makari, and that as said Attorney-in-fact she executed the within Warranty Deed for the purposes therein contained by signing the names of John H. Makari and wife, Jane Ellen Makari as their free act and deed.

WITNESS my hand and official seal this 23rd day of December, 2009.

BOTTORFF NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Thomas I. Bottorff
NOTARY PUBLIC
My Commission Expires: 1/10/2010

My Commission Expires: 1/10/2010

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $270,000.00.

AFFIANT

Subscribed and sworn to before me on this 23rd day of December, 2009.

NOTARY PUBLIC

My Commission Expires: 9/18/2011

JONNA L. HALL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

I, Catherine H. Gwyn, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Catherine H. Gwyn who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 09/18/2011

Notary's Seal

