BILL GARRETT, Davidson County
Trans:T20100077375 DEEDWARR
Recvd: 12/08/10 12:47 2 pgs
Fees:13.00 Taxes:987.90
20101208-0097731

WARRANTY DEED

R-VRES-10-2576

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $267,000.00

Cathleen Payne
Affiant

Subscribed and sworn to before me, this 23rd DAY OF November, 2010.

Notary Public

MY COMMISSION EXPIRES: 5/20-14
(AFFIX SEAL)

MARY FRANCES RUDY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cathleen Payne	Elite Home Loans, Inc,	
151 Hicks Road	(NAME) 109 Westpark Drive, STE 260	
(ADDRESS) Nashville, TN 37221	(ADDRESS) Brentwood, TN 37027	142-16-F 7.00 CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we GREGORY VOROBIOV AND KATHERINE VOROBIOV, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CATHLEEN PAYNE , UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 59, DEVON VALLEY, PHASE TWO, RESUBDIVISION OF LOTS 58 AND 59, AS SHOWN ON PLAT OF RECORD IN INSTRUMENT NO. 20010831-0094801, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO GREGORY VOROBIOV AND WIFE, KATHERINE VOROBIOV BY WARRANTY DEED FROM DUSTIN B. MILLER, UNMARRIED RECORDED ON THE 1ST DAY OF MAY, 2006 IN INSTRUMENT NO. 20060501-0049778, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO A) 2010 PROPERTY TAXES AND SUBSEQUENT; B) INSTRUMENTS OF RECORD IN INST. NO. 20010831-0094801; BOOK 7517, PAGE 283, BOOK 7517, PAGE 367, BOOK 8120, PAGE 402, BOOK 8120, PAGE 485, BOOK 8180, PAGE 222, BOOK 8180, PAGE 223, BOOK 8712, PAGE 618, BOOK 8796, PAGE 410 AND BOOK 8796, PAGE 416 , INSTRUMENT NO. 20000606-0056061; SAID REGISTER'S OFFICE; AND C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 2576 Devon Valley Drive, Nashville, Tennessee 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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 my/our hand(s) this 19th day of November, 2010.

Gregory Vorobiov

Katherine Vorobiov

STATE OF Tennessee
COUNTY OF Davidson

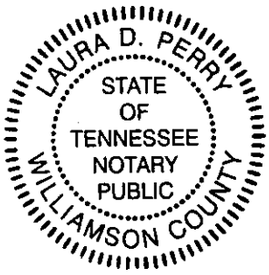
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gregory Vorobiov and Katherine Vorobiov, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th day of November, 2010.

Notary Public

My Commission Expires: 10.16.11

(SEAL)



RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903