PICK-UP

BILL GARRETT, Davidson County
Trans:T20110014639 DEEDQC
Recvd: 03/11/11 09:43 2 pgs
Fees:12.00 Taxes:0.00
20110311-0019406

This Instrument Prepared By:
Rebecca T. Garland
109 Kenner Avenue, Suite 100-B
Nashville, Tennessee 37205

PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills To:**	**Map and Parcel No.**
LRW HOLDINGS, LLC	Same	~~118-9-245~~
5516 Maplesong Drive		91-15-158
Nashville, TN 37211		

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Lawrence Wisniewski**(Grantor"), this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **LRW Holdings, LLC** ("Grantees"),their heirs and assigns, all his right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Part of Block 8 on the map of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition of record in Plat Book 421, Page 18, in the Register's Office of Davidson County, Tennessee, more particularly described as follows:

Beginning at a point in the Easterly margin of 52nd Avenue North, formerly 11th Street, 522.5 feet South of the South margin of Charlotte Avenue, being 47.5 feet South of the Southwest corner of the lot conveyed to J.C. Cox and wife, by deed from H.H. Williams, Jr. and wife, of record in Book 452, page 384, said Register's Office; thence Easterly and parallel to the South margin of Charlotte Avenue, 140 feet to the Westerly margin of an alley; thence with the margin of said alley, Southerly 47.5 feet to the Northerly margin of another alley; thence with the northerly margin of said last mentioned alley; Westerly 140 feet to the Easterly margin of 52nd Avenue, North; thence with the margin of the same, Northerly 47.5 feet to the beginning.

Being the same property conveyed to Federal National Mortgage Association by deed from Shapiro & Kirsch, LLP, Substitute Trustee of record as Instrument No. 20101228-0102532, said Register's Office.

This legal is the same as in the previous deed.

Being the same property conveyed to **Lawrence Wisniewski** by Deed from Fannie Mae a/k/a Federal National Mortgage Association of record in Instrument No. 20110311-0019404, said Register s Office.

This conveyance is subject to (a) 2010 real property taxes which are a lien, now due and payable; (b) all matters appearing on the plan of record; (c) restrictive covenants (d) easements, and (e) applicable government and zoning regulations.

THIS IS IMPROVED PROPERTY commonly known as 316 52nd Avenue North, Nashville, Tennessee 37209.

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.

Any rollback taxes or green belt assessments due as a result of this transfer shall be the sole responsibility

of the Grantees.

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 10th day of March, 2011.

Lawrence Wisniewski

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ -0-

Affiant

Sworn to and subscribed to before me this the 10 day of ~~May, 2010~~ March 2011.

Notary Public

My Commission Expires: 2/3/11

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Lawrence Wisniewski,** , with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the foregoing as his free act for the purposes therein intended.

Witness my hand and seal this 10 day of March, 2011.

NOTARY PUBLIC

My Commission Expires: 2/3/11