RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20110040767 DEEDWARR
Recvd: 07/07/11 13:07 2 pgs
Fees:13.00 Taxes:999.00
20110707-0052058

THIS INSTRUMENT PREPARED BY:
CHAFFIN, BURNSED & BLACKBURN, PLLC
THE FRIDRICH BUILDING, 1ST FLOOR
2909 POSTON AVENUE
NASHVILLE, TN 37203
(615) 340-3434

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 172-10-0A-014.00CO

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

MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Affiant

Subscribed and sworn to before me this the 5th day of July, 2011.

My Commission Expires: 8.29.13

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:

Tina Nacarato
5620 Cedar Rock Drive
Nashville, Tennessee 37211

SEND TAX BILLS TO:

SAME

WARRANTY DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantees," and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **ROBERT A. MIGLIAVACCA and MICHELLE L. MIGLIAVACCA, husband and wife** (hereinafter the "Grantors"), have bargained and sold, and do by these presents transfer and convey, unto **TINA NACARATO, an unmarried woman** (hereinafter "Grantee"), a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 14 on the Final Plat of Brentwood Cove, a Cluster Lot Development, as of record in Instrument No. 20000911-0089688, revised in Instrument No. 20010201-0009801, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Robert A. Migliavacca and Michelle L. Migliavacca, husband and wife by Warranty Deed from Pamela Lass and Steve Lass of record in Instrument No. 20071018-0123820, Register's Office for Davidson County, Tennessee, dated October 18, 2007.

BEING improved property known as 5620 Cedar Rock Drive, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee," her heirs, successors and/or assigns forever; and "Grantors" do covenant with the said "Grantee" 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, except as stated herein as follows:

1. Davidson County Real Property Taxes for the year 2011 and subsequent years. Tax Parcel No. 172-10-0A-014.00CO.

2. All matters shown on Plat of record in Instrument No. 20000911-0089688; as revised in Instrument No. 20010201-0009801, Register's Office for Davidson County, Tennessee.

3. Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Instrument No. 20000427-0041952, Register's Office for Davidson County, Tennessee.

4. Easements in Instrument No. 20010328-0029628; Instrument No. 20000201-0010289; and Instrument No. 20000908-0089128, all in the Register's Office for Davidson County, Tennessee.

Grantors further covenant and bind themselves, their heirs, successors and/or assigns to warrant and forever defend the title to said real estate to said Grantee, her heirs and/or assigns, against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, Grantors have caused their names to be affixed hereto on this the 5th day of July, 2011.

ROBERT A. MIGLIAVACCA

MICHELLE L. MIGLIAVACCA

STATE OF KENTUCKY)
COUNTY OF Jefferson)

Personally appeared before me, the undersigned, a notary public in and for said County and State, **Robert A. Migliavacca and Michelle L. Migliavacca, grantors,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Jefferson, Kentucky, this 5th day of July,

JENNIFER GLASSER NOTARY PUBLIC

Notary Public

My Commission Expires: March 08, 2015