BILL GARRETT, Davidson County
Trans:T20120084954 DEEDWARR
Recvd: 11/06/12 14:20 2 pgs
Fees:13.00 Taxes:906.50

20121106-0102539

This instrument prepared by: John F. Morreale, Attorney
449 Taft Avenue
Glen Ellyn, Illinois 60137

WARRANTY DEED

THIS INDENTURE, made this day of , A.D., 20 , by and between

Greta Ann Day a/k/a Greta Anne Day An unmarried person

First Parties, and

Amy Luzinski, an unmarried woman

Second Parties,

WITNESSETH: That said First Parties, for and in consideration of the sum of ----------One and NO/100----------Dollars ($1.00), and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to-wit:

BEING LOT NO. 148 ON THE PLAN OF WEST GROVE SUBDIVISION, OF RECORD IN BOOK 421, PAGE 109, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO GRETA ANN DAY BY DEED FROM ROBERTSON PROPERTIES, LLC., RECORDED ON OCTOBER 24, 2005, OF RECORD IN INSTRUMENT NO. 20051024-0127576 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN.

OWNER:
Amy Luzinski
1213 7th Avenue N.
Nashville, TN 37209

RESPONSIBLE TAXPAYER:
Same as new owner

Map/Parcel
CLT # 104010302

MR-PA-237996

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. **TO HAVE AND TO HOLD THE** said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

× Greta Anne Day × _____

Greta Ann Day a/k/a Greta Anne Day

✓STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Greta Ann Day a/k/a Greta Anne Day An unmarried person, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of August, 20 12.

✓ Marny A Burton Notary Public

My Commission Expires: May 20, 2014

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 245,000.00. Affiant _____.

Subscribed and sworn to before me this 25th day of October, 20 12.

My Commission Expires: 5/20/14

Notary Public: Melissa D Harris

MELISSA D. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 5, 2015

MARNY A. BURTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 20, 2014

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