BILL GARRETT, Davidson County
Trans:T20120089101 DEEDWARR
Recvd: 11/21/12 10:01 2 pgs
Fees:13.00 Taxes:821.40
20121121-0107377

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Suite 202
Brentwood, Tennessee 37027

WARRANTY DEED

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $222,000.00.

Cari Trask
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of November, 2012.

NOTARY PUBLIC

My commission expires: 01/07/2013

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margaret C. Estill 8357 Merrymount Drive Nashville, TN 37221	Roundpoint Mortgage Company 5032 Parkway Plaza Blvd Charlotte, NC 28217	127-00-0-126.00

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty Two Thousand and 00/100 Dollars ($222,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **ROBERT DEPASQUO AND WIFE, ANITA DEPASQUO**, hereinafter called the Grantor(s), ** a/k/a ROBERT ANTHONY DEPASQUO and ANITA KAY DEPASQUO have bargained and sold and by these presents do hereby transfer and convey unto, **MARGARET C. ESTILL, UNMARRIED,** hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot No. 5, on the Plan of Section Three John Cunningham Estates, of record in Book 4860, page 69; Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description thereof.

* and amended in Instrument Number 20010319-0025668

Being the same property conveyed to Robert DePasquo and wife, Anita DePasquo, by Warranty Deed from The Bank of New York Mellon FKA The Bank of New York Trustee, dated 7/6/2010, recorded 7/27/2010, of record in Instrument No. 20100727-0058693, in the Register's Office for Davidson County, Tennessee.

This is improved property more commonly known as 8357 Merrymount Drive, Nashville, TN 37221.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2012 property taxes, which taxes are being prorated between the parties, and are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 19 day of November, 2012.

Robert DePasquo by Anita DePasquo, attorney in fact

** **ROBERT DEPASQUO, BY ANITA DEPASQUO, ATTORNEY-IN-FACT**

Anita DePasquo

** **ANITA DEPASQUO**

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, Anita DePasquo, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 19 day of November, 2012.

LESLIE GARSIDE STATE OF TENNESSEE NOTARY PUBLIC MADISON COUNTY

Leslie Garside
Notary Public

Leslie Garside
Printed Notary Name

My commission expires: 12/23/2014

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 19 day of November, 2012, before me, appeared Anita DePasquo, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that she is the lawful attorney-in-fact for Robert Depasquo, and that said instrument was signed on behalf of the said Robert Depasquo by herself as his attorney-in-fact. **

Witness my hand at office this the day and year above written.

Leslie Garside
Notary Public

My commission expires: 12/23/2014

LESLIE GARSIDE STATE OF TENNESSEE NOTARY PUBLIC MADISON COUNTY