Register Return to:
Land Title South, Inc.
3326 Aspen Grove Dr.
Ste 400
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans:T20130022241 DEEDWARR
Recvd: 03/19/13 10:19 2 pgs
Fees:13.00 Taxes:2590.00
20130319-0027076

13-1042

PREPARED BY: & Return to
Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067

WARRANTY DEED

THIS INDENTURE is made and entered into this 8th day of March, 2013 by and between **Cornerstone Investments, Inc.**, hereinafter referred to as GRANTOR, and **Christopher Serkin and Kimberly M. Greenberg, husband and wife**, hereinafter referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES the following described property lying in City of Nashville, County of Davidson, State of Tennessee, more particularly described as follows:

Being Lot No. 1 on the Plat of Re-Subdivision of Lot 23 and The Eastern Half of Lot 24 of the Map of Linden Place, 2 Lot Minor Plat of record in Instrument No. 201208230075860, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Cornerstone Investments, Inc. by Warranty Deed from Chadrick T. Martin, dated June 29, 2012, recorded July 9, 2012, of record in Instrument No. 201207090060079, Register's Office for Davidson County, Tennessee.

Previously being part of the same property conveyed to Chadrick T. Martin by Warranty Deed from Joseph Gaspar Degaetano and wife, Heather Degaetano formerly known as Heather Victoria Belin, dated March 31, 2005, recorded April 1, 2005, of record in Instrument No. 200504010035769, Register's Office for Davidson County, Tennessee.

This is [X]improved [ ]unimproved property known as: 2111 Sunset Place, Nashville, TN 37212

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Cornerstone Investments, Inc.

By: _____
Todd Jackson, Authorized Agent

CORPORATE
STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Leah A. Turner, a Notary Public of said State and County aforesaid, personally appeared **Todd Jackson** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be **Authorized Agent** of **Cornerstone Investments, Inc.**, the within named bargainor, a corporation, and that he/she as such **Authorized Agent**, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as **Authorized Agent**.

Witness my hand and seal, at office in Franklin, TN, this the 8th day of March, 2013.

Notary Public
My Commission Expires: My Commission Expires October 30, 2016

LEAH A. TURNER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Name and Address of Property Owner:
Christopher Serkin
2 Pierrepont Street
Brooklyn, NY 11201

Send Tax Statements to:
Farmington Financial Group
~~3002 Richard Jones Rd #300A~~
Nashville, TN 37215

Map & Parcel: 104-15-0-251

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is $700,000.00 which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this 8th day of March, 2013.

Notary Public
My Commission Expires: My Commission Expires October 30, 2016

LEAH A. TURNER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

RETURN TO:

Land Title South, Inc.
3326 Aspen Grove Drive, Suite 400
Franklin, TN 37067
13-1-042