THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***239,900.00.

Amy S Olszewski
Affiant

Subscribed and sworn to before me this 28 day of March, 2013.

Notary Public

My Commission Expires: 8.20.13

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

* Return To:
FOUNDATION
TITLE AND ESCROW, LLC
2672 ~~1725~~ N. Mt. Juliet Rd., ~~Ste. C~~
Mt. Juliet, TN 37122

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
Gary Schwartz 2310 Elliott Avenue #125 Nashville, Tennessee 37204	Mortgage Investors Group 8320 E. Walker Springs Lane Suite 200 Knoxville, Tennessee 37923	MAP 105-14-0 C PARCEL 125.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Thirty Nine Thousand Nine Hundred and 00/100 Dollars ($***239,900.00) cash in hand paid, the receipt of which is hereby acknowledged, I, Amy S. Olszewski, Trustee of the Amy S. Olszewski Living Trust dated the 9th of October, 2008, as amended, with full power and authority to convey and encumber with the joinder of any other party or beneficiary, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto Gary Schwartz, married, (hereinafter called the "GRANTEE"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 125 of The Park at Melrose Condominiums, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing The Park at Melrose Condominiums of record in Instrument Number 20070917-0110745, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit E to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in said Master Deed.

BEING the same property conveyed to Amy S. Olszewski, or Successors, Trustees of the Amy S. Olszewski Living Trust dated the 9th of October, 2008, as amended, with full power and authority to convey and encumber without the joinder of any other party or beneficiary, by Warranty Deed dated July 14, 2011, from Steven F. Walker, II, unmarried, of record at Instrument No. 20110727-0057335 in the Register's Office for Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20130027448 DEEDWARR
Recvd: 04/04/13 13:09 2 pgs
Fees:13.00 Taxes:887.63
20130404-0033401

This is improved property known as 2310 Elliott Avenue #125, Nashville, Tennessee 37204.

TO HAVE AND TO HOLD the aforesaid real estate, together with any and all appurtenances and improvements thereunto belonging to the said GRANTEE, his heirs and assigns, in fee simple, forever.

GRANTOR COVENANTS with the said GRANTEE that she as Trustee is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by Grantee herein.

2. Matters, if any, shown on the Plan of C.D. Elliott's Plan of record in Book 21, page 78, and the Master Deed and By-Laws of record as Instrument No. 20070917-0110745, in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds herself, her successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR, as Trustee, has executed this instrument on this the 28 day of March, 2013.

Amy S. Olszewski, trustee
Amy S. Olszewski, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Amy S. Olszewski, Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she as Trustee executed the within instrument for the purposes therein contained by signing as Trustee.

Witness my hand and official seal this 28 day of March, 2013.

Notary Public

My Commission Expires: 8.20.13

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY