BILL GARRETT, Davidson County
Trans:T20130046879 DEEDWARR
Recvd: 06/05/13 11:11 2 pgs
Fees:13.00 Taxes:408.85

20130605-0057027

ERICK MONTEALEGRE
Notary Public - State of Florida
My Comm. Expires Jan 9, 2015
Commission # EE 53832

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 110,500.00

Affiant

Subscribed and sworn to before me, this 24th day of May, 2013.

Notary Public

My commission expires: 1/9/15

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4711 TROUSDALE DRIVE, STE 120
NASHVILLE, TN 37220

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
JACKELYN M. COX	**ACOPIA, LLC**	**095050B09100CO**
2120 LEBANON PIKE APT 99	**306 NORTHCREEK BLVD, 100**	
NASHVILLE, TN 37210	**GOODLETTSVILLE, TN 37072**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

MONICA N. NIDIFFER N/K/A MONICA N. PUSTEJOVSKY AND HUSBAND, PHILIP B PUSTEJOVSKY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JACKELYN M. COX, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Unit No. 99 on Phase 2, a Planned Unit Development, on the Plan of Easthaven Townhomes, of record in Instrument No. 20010806.0083543, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING THE SAME PROPERTY CONVEYED TO MONICA N. NIDIFFER, UNMARRIED BY WARRANTY DEED FROM KENNETH M. HAMBURG, UNMARIED, AND GARY N. HAMBURG, MARRIED DATED 06/29/2005 RECORDED ON 07/07/2005 IN INSTRUMENT NO. 20050707-0077874 SAID REGISTER'S OFFICE FOR SAID COUNTY. MONICA N. NIDIFFER IS NOW MARRIED AND NOW KNOWN AS MONICA N. PUSTEJOVSKY. PHILIP B PUSTEJOVSKY, HER HUSBAND, HEREBY JOINS TO CONVEY HIS MARITAL INTEREST IN SAID PROPERTY.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (____) property known as 2120 LEBANON PIKE APT 99, NASHVILLE, TN 37210.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 24th day of May, 2013.

Monica N Pustejovsky

MONICA N. PUSTEJOVSKY

PHILIP B PUSTEJOVSKY

STATE OF FL
COUNTY OF VOLUSIA

Personally appeared before me, a Notary Public of said County and State, MONICA N. PUSTEJOVSKY AND PHILIP B PUSTEJOVSKY, the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 24th day of May, 2013.

Notary Public

My Commission Expires: 1/9/15

ERICK MONTEALEGRE
Notary Public - State of Florida
My Comm. Expires Jan 9, 2015
Commission # EE 53832