Return to:

Southern Land
Title & Escrow, Inc.
P.O. Box 217
Nolensville, TN 37135

#1073

BILL GARRETT, Davidson County
Trans:T20130070661 DEEDWARR
Recvd: 08/16/13 08:14 2 pgs
Fees:13.00 Taxes:698.93
20130816-0086173

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is 188,900.00

Affiant

Subscribed and sworn to before me, this 13th day of August, 2013.

Notary Public

My commission expires: 1-13-2015

JUDY PAINTER-ROSE
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

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:
AMANDA MAHRT	Pinnacle Bank	**171020A10900CO**
229 GLENSTONE CIRCLE #109	1503rd Ave So. Ste 900	
BRENTWOOD, TN 37027	Nashville, TN 37201	

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,

DANIEL T. CASTAGNA, MARRIED

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

AMANDA MAHRT, 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:

Being ~~Unit~~ No. 109, on the Plan of Brentwood Villa, Phase 3B, of record in Plat Book 6900, page 4, and amended in Book 6900, page 329, said Register's Office, to which reference is hereby made for a more complete and accurate description of said lot.

BEING THE SAME PROPERTY CONVEYED TO DANIEL T. CASTAGNA, AN UNMARRIED MAN BY SPECIAL WARRANTY DEED FROM N.P. DODGE, JR., AS TRUSTEE UNDER THE TRUST AGREEMENT DATED THE 14TH DAY OF OCTOBER, 1985, AND KNOWN AS THE TRUST BETWEEN NATIONAL EQUITY, INC., A NEBRASKA CORPORATION AND N.P. DODGE, JR., DATED 11/26/2008 RECORDED ON 12/15/2008 IN INSTRUMENT NO. 20081215-0120205 SAID REGISTER'S OFFICE FOR SAID COUNTY. DANIEL T. CASTAGNA IS NOW MARRIED, HIS SPOUSE, HEIRS AND/OR ASSIGNS HAVE NEVER RESIDED IN THE SUBJECT PROPERTY AND THIS IS NOT THE SOLE PRINCIPAL RESIDENCE OF DANIEL T. CASTAGNA, HIS SPOUSE, HEIRS OR ASSIGNS.

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 229 GLENSTONE CIRCLE #109, BRENTWOOD, TN 37027.

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 13th day of August, 2013.

DANIEL T. CASTAGNA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, DANIEL T. CASTAGNA, 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 13th day of August, 2013.

Notary Public

My Commission Expires: 7-24-17

