BILL GARRETT, Davidson County
Trans:T20130077050 DEEDWARR
Recvd: 09/05/13 13:37 2 pgs
Fees:13.00 Taxes:525.40

20130905-0093916

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $142,000.00

TAMMY MORRIS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Affiant

Subscribed and sworn to before me, this 23 **day of August, 2013.**

Notary Public
My commission expires: 4-23-14

06-1302-75050

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Kevin Genovese	RH Lending, Inc	087-05-0-A-094.00
5812 Avalon Court	6209 Colleyville Rd	
Hermitage TN 37076-4409	Colleyville TX 76034	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kazimierz Zenon Krawczykowski, Individually and Kazimierz Peter Krawczykowski and Joanne Bass, as Co-Conservators of the Person and Estate of Halina Kazimiera Krawczykowski**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Kevin Genovese**, single man, hereinafter called the Grantees, their successors 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 Lot No. 122, on the Plan of Farmingham Woods, Phase II, Section 2, of record in Book 7900, Page 424, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kazimierz Zenon Krawczykowski and wife, Halina Kazimiera Krawczykowski and Dorothy Elisabeth Krawczykowski by deed from Phillips Builders, Inc., dated August 18, 1993, recorded August 20, 1993, of record in Book 9053, Page 811, Register's Office for Davidson County, Tennessee. The said Dorothy Elisabeth Krawczykowski having since died intestate on July 24, 2005. Kazimierz Zenon Krawczykowski is also known as Kazimierz Peter Krawczykowski.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5812 Avalon Court, Hermitage, TN 37076-4409

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 23 day of August, 2013.

X Kazimierz Zenon Krawczykowski
Kazimierz Zenon Krawczykowski
Individually

X Kazimierz Peter Krawczykowski
Kazimierz Peter Krawczykowski
Co-Conservator of the Person and Estate
of Halina Kazimiera Krawczykowski

Halina Krawczykowski by Joanne Bass Co-Conservator

X
Joanne Bass
Co-Conservator of the Person and Estate
of Halina Kazimiera Krawczykowski

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kazimierz Zenon Krawczykowski, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand this 23 day of August, 2013.

Notary Public
State of Tennessee at Large

My Commission expires 4/17/16

HUTCH HENDERSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named, Kazimierz Peter Krawczykowski and Joanne Bass, as Co-Conservators of the Person and Estate of Halina Kazimiera Krawczykowski, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand this 23 day of August, 2013.

Notary Public
State of Tennessee at Large

My Commission expires 4/17/16

HUTCH HENDERSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY