BILL GARRETT, Davidson County
Trans:T20140029431 DEEDWARR
Recvd: 04/30/14 11:32 2 pgs
Fees:13.00 Taxes:950.90

20140430-0036235

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd ste 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $257,000.00

Joni Belyeu
Affiant

Subscribed and sworn to before me, this 10 day April, 2014.

Notary Public
My commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Address of New Owner:	Send Tax Bills to:	Tax Information
Aissa Wayne 913 McMahan Avenue Nashville, TN 37216	Newowner	061-00-0-005.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Dariusz Potocki an unmarried man,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Aissa Wayne and Jennifer Kuhle as Tenants in Common with Right of Survivorship,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot No 2 on the plan of Phillips Subdivision of Lot No 42 in McMahan's Subdivision of record in Book 2083, page 41 Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description thereof.

Said Lot No 2 fronts 130.78 feet on the northerly side of McMahan Avenue and runs back between lines 136.56 feet on the westerly line and 78.58 feet on the easterly line to a dead line in the rear measuring 130.41 feet.

Being the same property conveyed to Dariusz Potocki an unmarried man by Deed from Angela M Sweat, unmarried dated October 28th, 2013 and filed for record in Inst. 20131113-0117223 Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the following:

1) Taxes for the year 2014, a lien, not yet due and payable. 2) Subject to any and all easements and restrictions of record in the Register's Office of Davidson County, Tennessee. 3) Subject to any and all matters appearing on the Plan of record in Book 2083, page 41 Register's Office of Davidson County, Tennessee

This property is improved property known as **913 McMahan Avenue, Nashville, TN 37216.**

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 the 10th day of April, 2014.

Dariusz Potocki

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Dariusz Potocki** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this the 10th day of April, 2014.

Notary Public

TREY CAIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON CO.

My Commission expires: 5/30/2017

FILE NO: 2014043014