RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 01288-20002

Prepared By & Return To:
Clarity Title, LLC
100 Hazel Path, Suite C
Hendersonville, TN 37075
14-3055

STATE OF Florida
COUNTY OF Sarasota

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $245,000.00.

Zamvel Oyvetsky
Affiant

BARBARA H. HUBBARD
MY COMMISSION # EE 159596
EXPIRES: January 12, 2016

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30 DAY OF April 2014.

Barbara H. Hubbard
Notary Public

Commission Expiration: 01/12/16

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Matthew R. Alexander	Synovus Mortgage Corp.	141120A00200C0
Jill L. Alexander	2204 Lakeshore Drive	
7020 Bay Cove Trail	Suite 325	
Nashville, TN 37221	Birmingham, AL 35209	

WARRANTY DEED

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

Zamvel Oyvetsky and wife, Raisa Oyvetsky

HEREINAFTER REFERRED TO AS THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Matthew R. Alexander and Jill L. Alexander, husband and wife

HEREINAFTER CALLED THE GRANTEES, HIS 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 Lot No. 164-A on the Plan of Rolling River Estates, Phase 4A, as of record in Book 5800, page 126, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Zamvel Oyvetsky and wife, Raisa Oyvetsky on 06/02/1986 by deed from Brian E. Snell and wife, Billie Kaye Snell, filed for record on 06/11/1986 in Book 6884, page 222, in the Register's Office for Davidson County Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

This is improved property known as 7020 Bay Cove Trail, Nashville, TN 37221.

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

BILL GARRETT, Davidson County
Trans:T20140030328 DEEDWARR
Recvd: 05/02/14 13:12 2 pgs
Fees:13.00 Taxes:906.50
20140502-0037462

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 is 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 hand this 30 day of April, 2014.

Zamvel Oyvetsky

Zamvel Oyvetsky

Raisa Oyvetsky

Raisa Oyvetsky

STATE OF Florida
COUNTY OF Sarasota

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Zamvel Oyvetsky and Raisa Oyvetsky,** 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 and official seal at Sarasota, Florida this 30 day of April, 2014.

Barbara H. Hubbard

Notary Public

Commission Expiration: 1/12/16

BARBARA H. HUBBARD
MY COMMISSION # EE 159596
EXPIRES: January 12, 2016