Please Record and Return To:
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd.
Ste 200
Gallatin, TN 37066

Prepared By & Return To:
Lakeside Title & Escrow
854 Wren Road
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 171,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th day of May, 2014.

Notary Public

Commission Expiration: SEP 2 0 2016

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.

BILL GARRETT, Davidson County
Trans: T20140044857 DEEDWARR
Recvd: 06/24/14 16:03 2 pgs
Fees: 13.00 Taxes: 632.70
20140624-0055279

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Christi M. Kerley 3212 Penn Meade Way Nashville, TN 37214	NEW OWNER	-052130B40500CO

WARRANTY DEED

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 ACKNOWLEDGED, WE, **Mark Krysiuk and Anne Krysiuk, as husband and wife,** HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Christi M. Kerley,** 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:

Property known as 3212 Penn Meade Way Nashville, TN 37214, County of Davidson

Land in Davidson County, Tennessee being Lot 20 on the Plan of River Glen Phase 6, of record in Instrument No. 20050602-0062805 and a part of the horizontal property regime of River Glen, A Horizontal Property Regime created under a Master Deed and By-Laws of record in Book 7566, Page 571, Register's Office for Davidson County, Tennessee, to which River Glen Phase 6, is submitted by Declaration of Submission of record as Instrument No. 20050713-0081132, Register's Office for Davidson County.

Being the same property conveyed to Mark Krysiuk and Anne Krysiuk, as husband and wife by Deed from The Secretary of Housing and Urban Development of Washington, D.C.dated 02/20/13, filed of record in Instrument No. 20130227-0019610, said Register's Office.

Tax Map and Parcel ID is as follows 052130B40500CO

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 3212 Penn Meade Way, Nashville, TN 37214

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 is unemcumbered, 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 30th day of May, 2014.

Mark Krysiuk

Anne Krysiuk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of May, 2014, before me personally appeared Mark Krysiuk and Anne Krysiuk, as husband and wife, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such person's free act and deed.

Witness my hand and official seal at office this 30th day of May, 2014.



Rita B Mitchell
Notary Public
Commission Expiration: 1-5-2016