

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Wilson

The actual consideration or value, whichever is greater, for this transfer is $88,000.00

Affiant

Subscribed and sworn to before me, this 27th day of June, 2014.

Notary Public

My commission expires: 8.14.17

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:
Kathleen Rosenberg	Peoples Home Equity	15004000600
3610 VICTORIA STATION CT	5205 Maryland Way	
ANTIOCH, TN 37013	Brentwood, TN 37027	

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,

MAURIZIO BUSSOLINO, AN UNMARRIED MAN

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

Kathleen Rosenberg, married

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:

DESCRIBED PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE, TO-WIT:

LOT NUMBER 40-A ON THE PLAN OF CHELSEA OF PRIEST LAKE, SECTION ONE-A, LOTS 38 THROUGH 42, OF RECORD IN BOOK 6250, PAGE 87, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO MAURIZIO BUSSOLINO, MARRIED, BY WARRANTY DEED FROM SUSAN SCHUMACHER, MARRIED, DATED 06/29/2007 AND RECORDED ON 08/01/2007 IN INSTRUMENT NUMBER 20070801-0091305, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, IN THE AMOUNT OF $97,000.00. SCRIVENER'S AFFIDAVIT IN INSTRUMENT NUMBER 20070921-0112798, SAID REGISTER'S OFFICE.

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 3610 VICTORIA STATION CT, ANTIOCH, TN 37013.

BILL GARRETT, Davidson County
Trans:T20140048153 DEEDWARR
Recvd: 07/07/14 13:18 2 pgs
Fees:13.00 Taxes:325.60
20140707-0059462

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 27th day of June, 2014.

MAURIZIO BUSSOLINO

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, MAURIZIO BUSSOLINO, the within named Grantor(s), 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 27th day of June, 2014.

Notary Public

My Commission Expires: 6/3/16

KAYLA E. LODGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 3, 2016