File BOX 8

BILL GARRETT, Davidson County
Trans:T20140075821 DEEDWARR
Recvd: 10/07/14 14:24 2 pgs
Fees:13.00 Taxes:1406.00
20141007-0093004

PREPARED BY (AND RETURN TO):
Wilkins & Ivey, Attys.
Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Phone: (615) 298-3312 Fax: (615) 292-8746
Email:

Christy Wilkins Ivey *Percy Wilkins, Jr. (retired)*

W & I Ref: (DM) Title No.: 56908
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Hunter Moore Bonnie Moore 2000 Natchez Trace Nashville, TN 37212	SAME

TAX MAP PARCEL NUMBERS: 10411013500

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$380,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Zhislin Family Trust**, Alexander Zhislin, Trustee, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Hunter Moore and Bonnie Moore**, husband and wife, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being the northerly 51 feet of Lot No. 23 on the Plan of Bransford Realty Company's Subdivision (sic) of the Edgar Jones Home Place, as of record in Book 421, page 7, Register's Office for said County.

Said part of Lot No. 23 fronts 51 feet on the easterly side of 28th Avenue South, formerly the Compton Road and runs back between parallel lines, with the southerly margin of Jones Avenue, 180 feet to an alley. Together with and subject to a Joint Driveway Maintenance Agreement of record in Book 6342, page 968, said Register's Office.

Being the same property conveyed to Alexander Zhislin and wife, Sophia Zhislin by Warranty Deed from Charles T. Flippin, Dated December 1, 1980 and recorded on December 4, 1980 of record in Book 5686, page 405, Register's Office for Davidson County, Tennessee. Subject property was conveyed to Alexander J. Zhislin and Sophia S. Zhislin, as equal tenants in common by Quitclaim Deed of record in Book 10993, page 936, said Register's Office, Alexander J. Zhislin conveyed his interest in subject property to Sophia S. Zhislin. The said Sophia S. Zhislin has since died. By Executor's Quitclaim Deed J. Zhislin, Executor of the Estate of Sophia S. Zhislin conveyed subject property to the Zhislin Family Trust, Alexander J. Zhislin, Trustee, of record in Deed 20050201-0011834.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This is improved property, known as 2000 Natchez Trace, Nashville, TN 37212

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 3rd day of October, 2014.

Zhislin Family Trust

State of Tennessee

County of Davidson

On this 3rd day of October, 2014, before me the undersigned authority, personally appeared Alexander Zhislin, Trustee of the Zhislin Family Trust, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: March 3, 2015

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $380,000.00.

Affiant

Sworn and subscribed before me this 3rd day of October, 2014.

Notary

My Commission Expires: _____

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 01-24-2017