This instrument prepared by:
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170 and Thomas Granville McCroskey, Esq., Tennessee Bar Number: 015569. Commitment Number: 3243395

Davidson County DEEDWARRSP
Recvd: 12/11/14 12:59 5 pgs
Fees:28.00 Taxes:573.50
20141211-0113528

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
KAREN GOLSKI	**KAREN GOLSKI**	**03200002600**
4403 JACKSON ROAD,	**4403 JACKSON ROAD,**	
WHITES CREEK, TN 37189	**WHITES CREEK, TN 37189**	

FOR AND IN CONSIDERATION of the sum of $155,000.00 (One Hundred Fifty Five Thousand Dollars and Zero Cents), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Wells Fargo Bank, N.A.** *have this day bargained and sold, and do hereby transfer and convey unto the said* **KAREN GOLSKI,** *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee as follows:*

All that certain parcel of land situate in the County of Davidson, State of Tennessee, described as follows: Land in the 10th Civil District of Davidson County, Tennessee, described according to an unrecorded survey by John O. Spry, Surveyor Lic. No. 727, dated 07/26/1979, and revised 04/22/1980, as follows: Beginning at a point on the southeasterly margin of Jackson Road, said point being located opposite a point that is 29.9 feet northeast of the centerline of Brick Church Pike; thence with the southeasterly margin of Jackson Road, North 49 degrees 49' 00" East a distance of 136.0 feet to an iron pin, the southwest corner of John W. Shockley property as evidenced in Deed Book 2498, page 141, Register's Office for Davidson County, Tennessee; thence with Shockley's south line, South 48 degrees 39' 27" East a distance of 151.23 feet to a pk nail in a headwall, Shockley's corner; thence South 58 degrees 13' 36" East a distance of 19.42 feet, severing the lands of Robert A. Miller to a fence post; thence

South 82 degrees 41' 09" East a distance of 849.89 feet, severing the lands of Robert A. Miller to a 24 inch elm, a corner in the south line of the lands of Robert A. Miller; thence South 68 degrees 22' 13" West a distance of 639.03 feet with a fence to a fence post; thence North 85 degrees 27' 46" West a distance of 19.72 feet with a fence to a fence post; thence North 51 degrees 38' 50" West a distance of 562.25 feet with a fence to an existing iron pin; thence North 54 degrees 54' 18" West a distance of 27.28 feet to the point of beginning and containing 4.20 acres, more or less.

Being the same property as conveyed from Catherine H. Molloy and James D. Gennille, wife and husband to Wells Fargo Bank, NA, as described in Inst# 20140123-0006548, Recorded 01/23/2014.

Property known as: **4403 JACKSON ROAD, WHITES CREEK, TN 37189.**

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons, claiming by, through or under the grantor.

Whenever 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 our hand this 15TH *day of* OCTOBER, *2014 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Wells Fargo Bank, N.A.

X 10/15/14

MICHAEL C. SCHEFFERT
Vice President Loan Documentation

WELLS FARGO BANK, NATIONAL ASSOCIATION
WELLS FARGO

State of Iowa)
) ss.
County Dallas)

On this 15th day of OCT, A.D., 2014, before me, a Notary Public in and for said county, personally appeared Michael C Shelton, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VP (title) of said Wells Fargo Bank, N.A., by authority of its board of (directors or trustees) and the said (officer's name) Michael C Shelton acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

Shawna Foddrill (Signature) (Stamp or Seal)
Notary Public

SHAWNA FODDRILL
Commission Number 774840
My Commission Expires
September 17, 2015

220-TN-V2

STATE OF ~~IOWA~~ IOWA

COUNTY OF DALLAS

The actual consideration or value whichever is greater, for this transfer is **$155,000.00.**

Affiant X _____ 10/15/14

MICHAEL C. SCHEFFERT
Vice President Loan Documentation

State of Iowa)
) ss.
County Dallas)

On this 15th day of OCT, A.D., 2014, before me, a Notary Public in and for said county, personally appeared MICHAEL C SCHEFFERT, to me personally known, who being by me duly sworn (or affirmed) did say that that person is VP LD (title) of said Wells Fargo Bank, N.A., by authority of its board of (directors or trustees) and the said (officer's name) MICHAEL C SCHEFFERT acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

_____ (Signature) (Stamp or Seal)
Notary Public

SHAWNA FODDRILL
NOTARIAL SEAL IOWA
Commission Number 774840
My Commission Expires
September 17, 2015

220-TN-V2

True Copy Certification

I, Dana L. Baxendell, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Dana L Baxendell
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, Christina Michelle McCartney, a notary public for this county and state, Dana L. Baxendell, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Christina Michelle McCartney
Notary's Signature

My Commission Expires: 4/7/2015
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Christina Michelle McCartney, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 7, 2015
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES