PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

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Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20150044868 DEEDWARR
Recvd: 06/08/15 12:32 2 pgs
Fees:13.00 Taxes:1387.50
20150608-0053506

W & I Ref: (DKM) Title No.: 57381
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Timothy M. Pasquinzo Danielle L. Pasquinzo 500 Rochelle Road Nashville, TN 37220	Suntrust Mortgage, Inc. 901 Semmes Avenue RVW 5023 Richmond, VA 23224

TAX MAP PARCEL NUMBERS: 14616014700

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$375,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Michael R. Wood, Stephen Douglas Wood, and Sandra W. Jaudon**, hereinafter called the **Grantor**, have bargained and sold, and by these presents do hereby transfer and convey unto **Timothy M. Pasquinzo and Danielle L. Pasquinzo, 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 Lot No. 132 on the Plan of Brentwood Hall, Section VI, of record in Book 2331, Page 20, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Millard F. Wood and wife, Jacqueline C. Wood by Warranty Deed from Joseph L. Garner and wife, Jacqueline C. Wood by Warranty Deed from Joseph L. Garner and wife, Mildred M. Garner, dated May 28, 1965, recorded May 28, 1965 in Book 3895, Page 938, Register's Office for Davidson County, Tennessee.

The said Jacqueline C. Wood, widow of Millard f. Wood, conveyed to Sandra W. Jaudon, Stephen Douglas Wood and Michael R. Wood a one-eighteenth (1/18) undivided interest each in each of six (6) Quitclaim Deeds of record in Instrument No. 20030904-0129215, Instrument No. 20040824-0102210, Instrument No. 20060203-0013780, Instrument No. 20070125-0010044, Instrument No. 20080618-0062887, and Instrument No. 20090226-0016824, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2015, and subsequent years; The Plan, with Owner's Certificate, of record in Book 2331, Page 20, said Register's Office, which shows an 80 foot minimum setback line from Rochelle Drive and a 15 foot easement for public utility purposes along the rear and westerly side line of said lot and a 2.5 X 20 foot utility anchor easement located on the southeasterly front corner of said lot.

This property is not now, and has never been, the residence of any one of the Grantors.

This is improved property, known as 500 Rochelle Drive, Nashville, TN 37220

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 8th day of May, 2015.

Michael R. Wood

Stephen Douglas Wood

Sandra W. Jaudon

State of Tennessee

County of Davidson

On this 8th day of May, 2015, before me the undersigned authority, personally appeared Michael R. Wood, Stephen Douglas Wood, and Sandra W. Jaudon, 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.

DEBBIE MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES OCTOBER 13, 2018

Notary

My Commission Expires: _____

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $375,000.00.

Affiant

Sworn and subscribed before me this 8th day of May, 2015.

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017

Notary

My Commission Expires: _____