WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN 37203
File No. MIS 1531

THIS INSTRUMENT PREPARED BY:
Glenn S. Macbeth, Attorney
Gateway Title Services, LLC
Suite 102 Stone Gate Corporate Center
1639 Medical Center Parkway
Murfreesboro, TN 37129

NAME AND ADDRESS OF NEW OWNERS:
Miso Hrgota
8501 Burnham Lane Unit 9
Antioch, TN 37013
SEND TAX BILLS TO:
HIGHLANDS RES. MORTGAGE, LTD
12001 N. CENTRAL Expressway
Ste. 750, DALLAS, TX 75243

BILL GARRETT, Davidson County
Trans:T20150052387 DEEDWARR
Recvd: 06/30/15 10:37 3 pgs
Fees:18.00 Taxes:536.50
20150630-0062871

WARRANTY DEED

(Map 181-02-0A, Parcel 154.00)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, the undersigned, **CHARLES BODKIN and SHELLY BODKIN, husband and wife,** hereinafter referred to as "Grantors", have bargained and sold and do hereby transfer and convey unto **MISO HRGOTA, a single man, and RADMILA HRGOTA and FRANJO HRGOTA, wire and husband,** hereinafter referred to as "Grantees", their heirs and assigns forever, that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

LAND in Davidson County, Tennessee, being Unit No. I-9, as set forth in First Supplement to the Master Deed Establishing Lenox Creekside, Phase II, a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et. seq., as amended, of record in Instrument 20070801-0091466, in the Register of Deeds Office for Davidson County, Tennessee, subjecting the property to the Master Deed of record in Instrument No. 20060306-0025686, as amended by Instrument No. 20060606-0066938 in said Register's Office; said units also being shown as part of Exhibit "A" to said First Supplement.

BEING the same property conveyed to Charles Bodkin and Shelly Bodkin, husband and wife, by Warranty Deed dated May 30, 2008, from Regent Homes, LLC, a Tennessee Limited Liability Company, of record in Instrument 20080603-0056565, and per Scrivener's Affidavit of record in Instrument 20080729-0077475, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO minimum building setback lines, public utility and drainage easements, and all other matters as shown on subdivision plat of record in Instrument No. 20070801-0091446; to Master Deed of record in Instrument No. 20060306-0025686, 20060606-0066938, 20070801-0091466 and 20080808-0081967; to HOA Charter of record in Instrument No. 20060227-0022558 and Instrument No. 20060306-0025686; to Right of Way to United Telephone Company of record in Instrument No. 20070503-0053020; to Storm Water Detention Agreement of record in Instrument No. 20060809-0097652; to Sanitary Sewer and Storm Drainage of record in Book 11338, page 743, all in the Register's Office for Davidson County, Tennessee; and to all zoning and subdivision regulations of the appropriate governmental body, together with any easements or right-of-ways for public roads and utilities.

This is improved property known as 8501 Burnham Lane Unit 9, Antioch, TN 37013.

TO HAVE AND TO HOLD the said real estate, together with all appurtenances, estate, title and interest belonging to the said Grantees, their heirs and assigns, forever.

Grantors covenant with the said Grantees that Grantors 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 as noted herein, and for the 2015 real property taxes which will be prorated at closing and paid by the Grantees.

Grantors further covenant and bind Grantors, their heirs and representatives, to warrant and forever defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS OUR HANDS and signatures on this the 24 day of June, 2015.

Chas. Bodkin

CHARLES BODKIN Chas Bodkin

STATE OF Tennessee)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles Bodkin, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

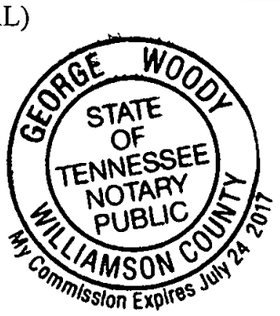
Witness my hand and official seal, this the 24 day of June, 2015.

George J Woody

Notary Public

My Commission Expires: 7-24-2017

(SEAL)



Shelly Bodkin

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shelly Bodkin, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 24th day of June, 2015.

Notary Public

My Commission Expires: 12/19/16

(SEAL)

STATE OF TENNESSEE NOTARY PUBLIC
CATHERINE MORRIS
SUMNER COUNTY

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $145,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 24 day of June, 2015.

Notary Public

My commission expires:_____

File No. 20150396

JESSICA LASCELLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires OCT. 18, 2016