RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 01288-28108

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $128,000.00

Affiant

Subscribed and sworn to before me, this 5th day of October, 2015.

Notary Public
My commission expires: 4-13-19

DOROTHY E. WELCH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

BILL GARRETT, Davidson County
Trans: T20150090093 DEEDWARR
Recvd: 10/22/15 11:41 2 pgs
Fees: 13.00 Taxes: 473.60
20151022-0107580

Address of New Owner:	Send Tax Bills to:	Tax Information
Liudmila V. Strogonova 7304 Weston Way Dr Nashville, TN 37221	New Owner	142-10-0-A-022.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **MKK Family LLC, a Tennessee limited liability company,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Liudmila V. Strogonova, a single woman,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain tract or parcel of land in Davidson County, formerly being Lot 11 as shown on the Plat of Weston Way of record in Plat Book 5210, Page 89, Register's Office for Davidson County, Tennessee, and now known as Unit 11-B as shown on the Plan of Weston Way, Phase II and as described by the Master Deed establishing a Horizontal Property Regime for Weston Way, Phase II, of record in Book 5935, Page 676, Register's Office for Davidson County, Tennessee, as amended in Amendment to Master Deed of record in Book 6370, Page 577, and amended in Book 7517, Page 115 and 131, and amended in Book 8560, Page 34, Register's Office for Davidson County, Tennessee. Reference is hereby made to the Plat of Weston Way, Phase II, as set forth in Exhibit C of said Amendment to Master Deed for a more complete description of said unit.

Being the same property conveyed to MKK Family, LLC by Special Warranty Deed from Federal National Mortgage Association, of record in Instrument No. 20110425-0031441, Register's Office for Davidson County, Tennessee, dated March 25, 2011 and recorded on April 25, 2011.

This property is improved property known as **7304 Weston Way Dr, Nashville, TN, 37221**

This conveyance is subject to the following: (1) Taxes for the year 2015 a lien, not yet due and payable; (2) Subject to all matters shown on the Plan of record in Plat Book 5210, Page 89; (3) The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Weston Way Condominium of record in Book 5935, Page 676, as amended in Book 6370, Page 577, Book 7517, Page 115 & 131, and in Book 8560, Page 34;

(4) By-Laws of the Association of Owners of Weston Way of record in Book 5935, Page 684 and Instrument No. 20130222-0018132; (5) Restrictive Covenants of record in Book 5423, Page 573, as amended in Book 5426, Page 157, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons; All being of record in the Register's Office for Davidson County, Tennessee.

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this the 5th day of October, 2015.

MKK Family, LLC, a Tennessee limited
Liability company

By: Mary K Wester
Mary Wester
Its: Sole Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Mary Wester, Sole Member of MKK Family, LLC,** the within named bargainor, **a Tennessee limited liability company**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company as such Sole Member.

Witness my hand and official seal at this the 5th day of October, 2015.

Notary Public

My Commission expires: 5-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

FILE NO: 2015093896