Davidson County DEEDWARR
Recvd: 06/23/05 16:02 1 pgs
Fees:13.00 Taxes:492.10

20050623-0072543

RECORD AND RETURN TO:
GOBER TITLE & ESCROW
230 West Main Street
Lebanon, TN 37087

WARRANTY DEED

PATRICIA K. GOBER ★ NOTARY PUBLIC AT LARGE ★ DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF Wilson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $133,000.00.

Jason M. Ezell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of June, 2005

Patricia K. Gober
Notary Public

MY COMMISSION EXPIRES: 5-24-08

THIS INSTRUMENT WAS PREPARED BY
GOBER TITLE & ESCROW, 4989 Lebanon Pike, # 2A, TN 37138

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason M. Ezell **108 Connor Drive** **Goodlettsville,TN 37072**	**SAME AS ADDRESSEE**	**025-12-0-075**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Michael Haapala and wife, Carrie Haapala

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jason M. Ezell, unmarried

HEREINAFTER CALLED THE GRANTEES, ***His /Her / Their*** HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee. Being Lot No. 17 on the Plan of Ranchwood Estates, Section II, Goodlettsville, Tennessee of record in Plat Book 3600, Page 67, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Michael Haapala by Warranty Deed from Gary Wayne Haapala and wife, Anna Ruth Haapala, of record in Instrument No. 20010511-0049201, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Gary Wayne Haapala and wife, Anna Ruth Haapala by Warranty Deed from Robert T. Hargrove and wife, Faye Hargrove of record in Book 6391, Page 885, Register's Office for Davidson County, Tennessee.

This is improved (X) property known as **108 Connor Drive, Goodlettsville, TN 37072**

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), He/Her/ Their*** heirs and assigns forever, and ***do(es)*** covenant with the said ***GRANTEE(S)*** that I/we have lawfully seized and possessed of said land in fee simple, ***have*** a good right to convey it and the same is unencumbered, unless otherwise herein set out; and ***do(es)*** further covenant and bind ***myself/ourselves, my/our*** heirs and representatives, to warrant and forever defend the title to the said land to the said ***GRANTEE(S),his/her/ 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 our hands this 17th day of June, 2005

Michael Haapala

Carrie Haapala

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael Haapala and wife, Carrie Haapala , the ***bargainor(s)*** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of June, 2005.

Commission Expires: 9-30-06

Notary Public:

CARL E. DUNPHY, II ★ NOTARY PUBLIC AT LARGE ★ DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy, II
My Commission Expires
September 30, 2006
STATE OF TENNESSEE