ADDRESS NEW OWNERS and
SEND TAX BILLS:
RICHARD WOLTHERS and wife,
NORA WOLTHERS
116 Buckingham Ct.
Goodlettsville TN 37072

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

MAP PARCEL NUMBER:
26 - 7 - 172

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED FIFTY FOUR THOUSAND NINE HUNDRED DOLLARS ($154,900.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, VALERIE J. ZIESMER, hereinafter called GRANTOR, has this day bargained and sold and by these presents transfers and conveys to RICHARD WOLTHERS and wife, NORA WOLTHERS, hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 250 on the Plan of Windsor Green, Phase II, Section II, of record in Plat Book 6900, Page 549, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Valerie J. Ziesmer by deed dated March 29, 1999 and recorded April 6, 1999 of record in Book 11419, Page 460, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 116 Buckingham Court, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTOR covenants with GRANTEES that she is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTOR further covenants and binds herself, her heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Davidson County DEEDWARR
Recvd: 07/14/05 08:41 2 pgs
Fees:13.00 Taxes:573.13
20050714-0081504

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Executed on this 11 day of July, 2005.

VALERIE J. ZIESMER

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, VALERIE J. ZIESMER, the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office this 11 day of July, 2005.

NOTARY PUBLIC

My Commission Expires:

08/16/2008

Penny L. Morche
Commission # DD318076
Expires August 16, 2008
Bonded Troy Fain - Insurance, Inc. 800-385-7019

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $154,900.00.

AFFIANT

Subscribed to and sworn before me, this the 11 day of July, 2005.

NOTARY PUBLIC

My Commission Expires:

SHARI L. WILKES NOTARY PUBLIC AT LARGE SUMNER CO., TENN. COMM. EXP. 2-4-07

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