Davidson County DEEDWARR
Recvd: 11/15/05 16:04 2 pgs
Fees:13.00 Taxes:739.63
20051115-0138227

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) **44190**

WARRANTY DEED

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 29, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$199,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
21st DAY OF OCTOBER, 2005.

Notary Public

MY COMMISSION EXPIRES: 7/29/2006

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
GLEN W. TERRELL et ux **6921 River Ridge Drive** **Nashville, TN 37221**	CHURCHILL MTG. 7101 Old Hickory Blvd Suite 403 Brentwood, TN 37027	**141-15-C-17** **9D 77230**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED **WE, NATHANIEL KOENIG and wife, DEBORAH KOENIG**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GLEN W. TERRELL and wife, ELIZABETH L. TERRELL**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 193 on the Plan of Rolling River Estates, Phase 6, as of record in Book 5800, page 34, Register's Office for said County.

Said Lot No. 193, which is a corner lot, fronts 169.58 feet on the southwesterly margin of River Ridge Drive and fronts 80.91 feet on the southeasterly margin of Creek View Ct., said frontages being joined by a curve having a length of 39.27 feet, and extends back 126.32 feet on the southwesterly line and 55.85 feet on the southerly line to a point of intersection.

Being the same property conveyed to Nathaniel Koenig and wife, Deborah Koenig by deed from Michael Baker and wife, Carla K. Baker of record in Instrument Number 20020506-0055617, Register's Office for Davidson County, Tennessee.

This is improved property known as **2203 Grantland Avenue, Nashville, Tennessee 37204**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, ~~their~~ heirs and assigns forever, and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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 21ST DAY OF OCTOBER, 2005.

NATHANIEL KOENIG

DEBORAH KOENIG

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 NATHANIEL KOENIG and wife, DEBORAH KOENIG, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this 21ST day of October, 2005.

NOTARY PUBLIC

My Commission Expires: 7/29/2006

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 29, 2006