FB12
JLR

Davidson County DEEDWARR
Recvd: 09/13/06 11:22 2 pgs
Fees:13.00 Taxes:1043.40
20060913-0113322

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP) 44904

WARRANTY DEED

JEANETTE L. RAMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$282,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12TH DAY OF SEPTEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES: 7/21/07

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
MURRAY CLARK HAVENS et ux	(same)	**155-10-A**
804 Deer Foot Court		**104**
Nashville, TN 37221		

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, JAYME L. ROPPEL and husband, STEVEN E. ROPPEL**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MURRAY CLARK HAVENS and wife, CAROLYN T. HAVENS**

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. 109, as shown on the map entitled McCrory Trace Estates, of record in Plat Book 6900, pages 720-723, as corrected in Surveyor's Correction of record in Book 7825, page 429, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jayme L. Roppel and husband, Steven E. Roppel by Quitclaim Deed from Jayme L. Roppel, a married woman, of record in Instrument Number 20050913-0110271, Register's Office for Davidson County, Tennessee and being the same property conveyed to Jayme L. Roppel, a married woman, by Warranty Deed from Andrew H. Boswell, Jr., and wife, Dena Boswell, of record in Instrument Number 20050509-0052212, Register's Office for Davidson County, Tennessee.

This is improved property known as 804 Deer Foot Court, Nashville, Tennessee 37221

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 12th day of September, 2006

JAYME L. ROPPEL, by Alan L. Saturn, as Attorney-in-Fact

STEVEN E. ROPPEL, by Alan L. Saturn, as Attorney-in-Fact

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this the 12th day of September, 2006, before me personally appeared ALAN L. SATURN, to me known to be the person who executed the foregoing instrument in behalf of JAYME L. ROPPEL and husband, STEVEN E. ROPPEL, as their Attorney-in-Fact, and acknowledged that he executed the same as the free act and deed of the said JAYME L. ROPPEL and husband, STEVEN E. ROPPEL, as though they had personally acted.

WITNESS my hand and official seal at Nashville, Tennessee, this the 12th day of September, 2006.

NOTARY PUBLIC

JEANETTE L. RAMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: 7/21/07