Davidson County DEEDWARR
Recvd: 09/18/06 09:56 1 pgs
Fees:13.00 Taxes:340.40

20060918-0114970

WARRANTY DEED

VEAZEY-H06232

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $92,000.00 .

Terry Veazey
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 12th DAY OF September, 2006.

(Affix Seal)

Notary Public

My Commission Expires: 10/06/09

HOUSTON RUDY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
MIDDLE TENNESSEE ESCROW COMPANY, LLC
120 Anderson Lane
Hendersonville, TN 37075 (615-264-8727)

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Terry Veazey, Unmarried		26-6-19
106 Butleigh Court	Same	
Goodlettsville, TN 37072		

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 consideration, the receipt of which is hereby acknowledged, I/we, MARGARET KIRCHNER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto TERRY VEAZEY, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BEING Lot No. 19 on the Plan of Windsor Green, Phase 1, Section 1, of record in Book 6250, Page 31, Register's Office for said County, to which said plan reference is hereby made for a complete legal description thereof.

Being the same property conveyed to Robert G. Kirchner and wife, Margaret C. Kirchner by Warranty Deed from Randall Phillips Builders, Inc., of record on September 18, 1985, in record Book 6659, page 368, said Register's Office for Davidson County, Tennessee.

Robert G. Kirchner having since died.

( ) unimproved
This is (X) improved property known as 106 Butleigh Court, Goodlettsville, Tennessee 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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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/our hand(s) this 12th day of September, 2006 :

Margaret Kirchner

Margaret Kirchner

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Houston Rudy, a Notary Public in and for said County and State, the within named MARGARET KIRCHNER, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that He executed the within instrument for the purposes therein contained. Witness my hand and official seal at Davidson Cnty, Tennessee, this 12th day of September, 2006.

Notary Public

My Commission Expires: 10/06/09

HOUSTON RUDY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY