Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy
Hermitage, TN 37076

Davidson County DEEDWARR
Recvd: 10/13/06 10:04 2 pgs
Fees:13.00 Taxes:721.50

20061013-0127276

15-0609-150872

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $195,000.00

Affiant

Subscribed and sworn to before me this 11th day of October, 2006.

Notary Public
My commission expires: 05/03/2010

JENNIFER L. WISE
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Michael W. Martin	1st Trust Bank for Savings	75-11-A-80.00
1469 Stoner Ridge	P.O. Box 17257	
Hermitage, TN 37076	Memphis, TN 38187	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Wendy A. Pieper, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Michael W. Martin and wife, Cynthia A. Martin, hereinafter called the Grantees, their successors 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. 75, on the Plan of Phase Three, Heritage Meadows, of record in Plat Book 9700, Page 984, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Richard L. Pieper and wife, Wendy A. Pieper by deed from Frank Batson Homes, Inc., dated 7-17-00, recorded 7-20-00, of record in Instrument No. 20000720-0071864, Register's Office for Davidson County, Tennessee. Richard L. Pieper having since died.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1469 Stoner Ridge, Hermitage, TN 37076

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 11th day of October, 2006.

Wendy A. Pieper by Milton Shearer Attorney-in-Fact

Wendy A. Pieper
By Milton Shearer, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary public in and for the aforesaid County and State, Milton Shearer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that he executed the within instrument for the purposes therein contained, and who further acknowledged upon oath or affirmation that he is the attorney-in-fact for Wendy A. Pieper and is authorized by her to execute this instrument on her behalf.

Witness my hand, at office, this 11th day of October, 2006.

JENNIFER L. WISE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Jennifer L. Wise
Notary Public

My commission expires: 05/03/2010