Davidson County DEEDWARR
Recvd: 10/26/06 09:36 2 pgs
Fees:13.00 Taxes:632.70
20061026-0132667

Name and Address of New Owner:	Send Tax Bills To:	Prepared by:
Amber Geary 231 Sailboat Drive Nashville TN 37217	Same	Southeast Title 555 Marriott Dr., S-170 Nashville, TN 37214

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater for this transfer is $171,000.00

Map & Parcel No.
149-4-247

Affiant

Subscribed and sworn to before me on 10/06/06.

Notary Public

My Commission Expires:_____

My Commission Expires July 28, 2007

DOLORES E. BROWN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

DOLORES E. BROWN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY
My Commission Expires July 28, 2007

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Robert W. Hetzel married, (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Amber Geary and husband Mike Geary, (herein called "Grantee"), the real property situated in Davidson County, State of Tennessee, described as follows:

Property commonly know as 231 Sail Boad Drive, Nashville, TN 37217
County of Davidson

Described property located in Davidson County, to wit:

Lot Number 620 on the Plan of Section 13, Edge-O-Lake Estates, which appears of record in Book 4175, page 33, Register's Office for said county; to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Robert W. Hetzel by deed from Denise Griffin, as substitute Trustee, dated 11/21/05 and filed of record in Instrument No. 200511290143406, said Register's Office.

See Second page for remainder of derivation.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 231 Sailboat Drive, Nashville, TN 37217.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his/her/their heirs and assigns forever. Grantor covenants that he/she/they is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for current year real estate taxes.

JGH by PofA RWH

GRANTOR further covenants and binds herself/himself/themselves and his/her/their heirs and assigns, to warrant and forever defend the title to said real estate to the said Grantee, his/her/their heirs and assigns, against the lawful claims of all persons.

WITNESS my hand on 10/06/06.

Robert W. Hetzel

Judy Graham Hetzel
by attorney in fact
R. T W Hetzel

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public of said County and State, Robert W. Hetzel, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 10th day of October, 2006.

Notary Public

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires July 28, 2007

My Commission Expires:

The said Judy Graham Hetzel joins in this conveyance for the purpose of conveying any interest that she may have in the above referenced property.

Robert W. Hetzel executes this instrument as Attorney in Fact on behalf of Judy Graham Hetzel pursuant to thePower of Attorney of record in Instrument Number 20061026 0132666 said Register's Offfice.

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said County and State, personally appeared Robert W. Hetzel, individual(s) who executed the foregoing instrument on behalf of Judy Graham Hetzel as his/her true and lawful attorney in fact and acknowledged the same to be the free act and deed of the within named Judy Graham Hetzel.

Witness my hand and official seal this 6th day of October, 2006.

DOLORES E. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires July 28, 2007

My Commission Expires: