FILE NUMBER
270091

Davidson County DEEDWARR
Recvd: 02/01/07 10:00 2 pgs
Fees:13.00 Taxes:580.90

20070201-0013184

This Instrument Prepared By:	Owner:	Send Tax Bills To:
R. W. Hardison, Attorney at Law 506 N. High Street Post Office Box 1967 Columbia, TN 38401	Daniel Z. Heller P. O. Box 60865 Nashville, Tennessee 37206	(same as owner)

GENERAL WARRANTY DEED

This indenture is made and entered into this 31ST day of January, 2007 between TRISHA L. HOLLOWELL AND SHANE A. HALL (hereinafter referred to as "GRANTOR") and DANIEL Z. HELLER (hereinafter referred to as "GRANTEE").

For and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, cash in hand paid, Grantor does by these presents, sell, transfer and convey unto grantee, the following described tract or parcel of land:

SITUATE in the NINETEENTH (19TH) Civil District of Davidson County, Tennessee and being more particularly described as follows:

Lot 24 of the Waters Place on Maxey Lane Subdivision as shown by a map of record in Book 332 at pages 136 and 137 in the Davidson County, Tennessee Register of Deeds office.

BEING the same property conveyed to Trisha L. Hollowell and Shane A. Hall by instrument of record in Instrument No. 20041123-0140551 in the Davidson County, Tennessee Register of Deeds office.

Tax Parcel # 072.07-0-295.00

The above-described property is the same property contained in the prior deed and no new survey is available.

To have and to hold the above-described tract or parcel of land, together with all rights, titles, interests, easements, appurtenances, and hereditaments thereto appertaining, to Grantee, its heirs and assigns forever in fee simple.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed in fee simple of the above-described tract or parcel of land, that Grantor has the full, good and lawful right and authority to sell, transfer and convey the same, and that the above-described tract or parcel of land is unencumbered, except for easements and/or restrictions, if any, of record in the Davidson County, Tennessee Register of Deeds office.

And, Grantor does warrant, and hereby binds its successors to title, to forever defend the title to the above-described tract or parcel of land against the lawful claims of all persons whatsoever, unto Grantee, its heirs and assigns.

In Witness Whereof, Grantor has set its hand(s) the date first above-written.

RANDALL R. LAY
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.
My Commission Expires JUNE 19, 2010

TRISHA L. HOLLOWELL

SHANE A. HALL

STATE OF Tennessee)
)
COUNTY OF Williamson)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared TRISHA L. HOLLOWELL, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 31 day of January, 2007.

SEAL

NOTARY PUBLIC
COMMISSION EXPIRES: 6-19-2010

STATE OF New York)
)
COUNTY OF New York)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared SHANE A. HALL, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 29 day of January, 2007.

SEAL

Katie E. Lydon
NOTARY PUBLIC
COMMISSION EXPIRES: 11/13/2010

Katie E. Lydon
Notary Public, State of New York
No. 01LY6153427
Qualified in New York County
Commission Expires 11/13/2010

OATH: I, the undersigned affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $157,000.00.

AFFIANT – Daniel Z. Heller

SWORN TO AND SUBSCRIBED BEFORE ME THE UNDERSIGNED THIS 31 DAY OF JANUARY, 2007.

SEAL

NOTARY PUBLIC
COMMISSION EXPIRES: 6-19-2010

RANDALL R. LAY
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.
My Commission Expires JUNE 19, 2010