**THIS INSTRUMENT PREPARED BY:**
Forsythe Title and Escrow Services
103 Continental Place Ste 305
Brentwood, TN 37027

Our File Number: 27008R

**MAP/GROUP/PARCEL:** 072-14-0-140.00

Davidson County DEEDWARR
Recvd: 03/02/07 10:06 2 pgs
Fees:13.00 Taxes:326.31
20070302-0025821

**NEW OWNER'S NAME AND ADDRESS:**
DENNIS LEE FELTNER
1220 CHESTER AVENUE
Nashville, TN 37206

**SEND TAX BILLS TO:**
Same as New Owner

# WARRANTY DEED

FOR GOOD CONSIDERATION, the receipt of which is hereby acknowledged, **MACK RHEA and PAULA A. RHEA, HUSBAND AND WIFE**, hereinafter called Grantors, does hereby transfer and convey unto, **DENNIS LEE FELTNER, AN UNMARRIED MAN**, his heirs and assigns, hereinafter called Grantee, property described as follows:

**LAND in Davidson County, Tennessee, being Lot No. 30 and 31, on the Plan of Chesterfield Place, as shown on plat of record in Plat Book 332, page 147, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.**

**Being the same property conveyed to Mack Rhea and Paula A. Rhea, husband and wife, in Instrument 20050322-0031047 recorded 3/22/2005, Register's Office for Davidson County, Tennessee.**

The subject property is improved property known as 1220 CHESTER AVENUE, NASHVILLE, TN 37208.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said grantee. Grantors covenants with Grantee that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenants and binds themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantee, his heirs, successors,

and assigns against the lawful claims of all persons whatsoever.

MACK RHEA

PAULA A. RHEA

**STATE OF TENNESSEE**
**COUNTY OF Davidson**

PERSONALLY appeared before me, the undersigned authority, **MACK RHEA and PAULA A. RHEA, HUSBAND AND WIFE**, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Nashville, Tennessee on this the 31st day of January, 2007.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 7.25.09

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

**STATE OF TENNESSEE**
**COUNTY OF Davidson**

The actual consideration or value whichever is greater for this transfer is $88,191.00.

AFFIANT

Sworn to and subscribed before me, this the 31st day of January, 2007.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 7/24/10

CHRIS GRAZER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24, 2010

Record & Return To:
Bosch Title, LLC
1800 Galleria Blvd., Suite 1390
Franklin, Tennessee 37067