WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/08/07 10:13 2 pgs
Fees:13.00 Taxes:1283.90
20070308-0028557

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $347,000.00

Patty Parsons
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF FEBRUARY, 2007.

Notary Public

MY COMMISSION EXPIRES: 03/04/07
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roger Steven Connor	New Owner	Map 105-13
(NAME)	(NAME)	
916 Waldkirch Avenue		Parcel 353
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **KRIS MICHAEL CORPSTEIN AND WIFE, ELIZABETH CORPSTEIN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROGER STEVEN CONNOR,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 53 on the Map of Waldkirch Subdivision of Lot Numbers 8 and 9 of the WB Lawrence Property of record in Plat Book 421, page 90, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Kris Michael Corpstein and wife, Elizabeth Corpstein by Quitclaim Deed from Kris Michael Corpstein and Elizabeth Tarpley of record in Instrument #20040609-0068409, said Register's Office.

This conveyance is subject to (a) 2007 real property taxes and (b) all matters appearing on the plan of record in Book 421, page 90, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 916 Waldkirch Avenue, Nashville, Tennessee 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized 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; 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 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 our hands this 28 day of February, 2007.

Kris Michael Corpstein

Elizabeth Corpstein

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kris Michael Corpstein and Elizabeth Corpstein, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28 day of February, 2007.

Commission expires:

KEVIN D. MONTGOMERY NOTARY Exp. 11/24/07 PUBLIC AT LARGE DAVIDSON COUNTY, TENN

Notary Public