Davidson County DEEDWARR
Recvd: 06/18/07 08:22 2 pgs
Fees:13.00 Taxes:980.50

20070618-0072175

THIS INSTRUMENT PREPARED BY:
The Title Shop, LLC
1612 Westgate Circle, Suite 213
Brentwood, Tennessee 37027
Office: 615.324.0423

FROM: Christopher I. Barrett and wife, Frances Z. Barrett and Dorris Ziehr, Grantors
TO: Kenneth D. & Carol B. Raetz, Grantees

WARRANTY DEED

Address New Owner:	Send Tax Bills to:	Map/Parcel
Numbers	ABN AMRO Mortgage	
Kenneth D. & Carol B. Raetz	~~Same as Owner~~	161.14-0C
5420 Barton Vale Drive	2600 W. Big Beaver Rd.	006.00 CO
Nashville, TN 37211	Troy, MI 48084	

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for the transfer is $265,000.00.

Affiant

AMY F. FREDRICKSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Subscribed and sworn to before me this the 14th day of June, 2007.

My commission expires: 8-3-10

NOTARY PUBLIC

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, We, **Christopher I. Barrett and wife, Frances Z. Barrett and Dorris Ziehr**, hereinafter called the Grantors have bargained and sold, and by these presents do hereby convey, transfer, remise, release and relinquish unto **Kenneth D. Raetz and wife, Carol B. Raetz,** hereinafter called the Grantees, Grantees' heirs and assigns, all of Grantors' right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Barton Vale, as of record in Plat Book 7900, page 639, Register's Office for said county, to which plan reference is made for a more complete description.

Being the same property conveyed to Christopher I. Barrett and wife, Frances Z. Barrett and Dorris Ziehr, by warranty deed recorded July 15, 1999, in Book 11573, page 843, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and set back lines, if any, easements and right-of-way for public utilities.

County and/or City taxes for the year 2007, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying his prorata share thereof to Grantees who will be responsible for payment of said taxes.

The above-described property is improved property known as: 5420 Barton Vale Dr., Nashville, Tennessee 37211.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land, together with all appurtenances, estate, title, hereditaments and interest thereunto belonging to said Grantees, their heirs, successors and assigns in fee simple forever.

Grantors covenant that Grantors are lawfully seized and possessed of said land in fee simple; have full power and lawful authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as aforesaid; and, Grantors further covenant and bind ourselves, our heirs and representatives to forever warrant and 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 grades.

IN WITNESS ~~WHEREOF~~, Grantors have caused this instrument to be executed on this 14TH day of JUNE, 2007.

"GRANTORS"

Christopher I. Barrett

Frances Z. Barrett

Dorris Ziehr

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared, the within named Christopher I. Barrett, Frances Z. Barrett and Dorris Ziehr, the bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

~~WITNESS~~ my hand and official seal at Brentwood, Tennessee this 14TH day of June, 2007.

My commission expires: June 09, 2007

Notary Public

{Seal}