Davidson County DEEDWARR
Recvd: 07/17/07 12:26 2 pgs
Fees:13.00 Taxes:375.55

20070717-0085026

ZANA C. PETTY
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 $101,500.00.

Affiant

Subscribed and sworn to before me, this 16th day of July, 2007.

Notary Public:

My Commission Expires: 11-22-10

WARRANTY DEED

Name and Address of New Owner:	Send Tax Bills To:	Map/Parcel Number:
Tamlin B. Lorenz 2729 Penn Meade Drive Nashville, TN 37214	Countrywide Home Loans 6100 Oaktree Blvd Ste 310 Independence, OH 44131	052130A01300CO

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Joseph Michael Krumel and wife, Glola Ann Krumel**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Tamlin B. Lorenz, unmarried**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

BEING Unit No. 13 as created and established by the Master Deed and Bylaws for River Glen, a Horizontal Property Regime, of record in Book 7566, Page 571, Register's Office for Davidson County, Tennessee, and as shown and described on the Plan of River Glen, Phase I, of record in Book 6900, Page 671, Register's Office for Davidson County, to all of which reference is heremade for a more complete description, together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed and Bylaws, as may be from time to time amended as provided therein.

BEING the same property conveyed to Joseph Michael Krumel and wife, Glola Ann Krumel, by Warranty Deed from Fox Ridge Homes, Inc. dated September 22, 1989, recorded in Book 7953, Page 386, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

Taxes and assessments for the year 2007 and subsequent years.

Subject to conditions, easements, restrictions, and/or building set-back lines that appears on the plat of record in Plat Book 6900, Page 671, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Book 6762, Page 208, Register's Office for Davidson County, Tennessee.

Master Deed of record in Book 7566, Page 571, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 7566, Page 606, Register's Office for Davidson County, Tennessee.

Charter for Homeowners Association of record in Book 8069, Page 158, Register's Office for Davidson County, Tennessee.

Charter for Homeowners Association of record in Instrument Number 200204250051348, Register's Office for Davidson County, Tennessee.

This property is a part of a Condominium Development, subject to rights of others in and to common areas/elements, subject to lien for special assessment contained in DCCR's/Master Deed.

Water and Sewer easement set forth in the instrument recorded in Book 7061, Pages 172 and 196 and Book 9523, Page 164 and 168, Register's Office for Davidson County, Tennessee.

The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as: 2729 Penn Meade Drive, Nashville, TN 37214

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. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the

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said land is unencumbered, except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness my/our hand(s) this the 16th day of July, 2007.

Joseph Michael Krumel

Glola Ann Krumel

State of Tennessee)
County of Sumner)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named **Joseph Michael Krumel and Glola Ann Krumel**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 16th day of July, 2007.

Commission Expires: 12/09/08

Notary Public: Devon J. Sutherland

DEVON J. SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

This Instrument Prepared By:

Highland Title, LLC.
394 West Main Street, Suite B-5
Hendersonville, TN 37075