This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive Suite 201
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is $. 164742.00

Affiant

Subscribed and sworn before me this the 30th day of July, 2007.

Notary Public
My commission expires:

KIMBRA R. ROUSH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN. 26, 2008

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Albert M. West 612 Marswen Drive Nashville, TN 37216	NEW OWNER	61-2-31

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Mike Potratz and wife, Carol Potratz, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Albert M. West and wife, Linda D. West, as Tenants by the Entirety, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

LAND in the Twelfth Civil District of Davidson County, Tennessee, being Lot No. 270 on the Plan of GRA-MAR Acres, Section VIII, of record in Book 2331, Page 110, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Mike and Carol Potratz, by Deed from PNC N.A., Attorney in Fact E*Trade Bank, dated September 26, 2006, recorded October 3, 2006, in Instrument No. 20061003-0122400, Register's office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 612 Marswen Drive, Nashville, TN 37216.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 my hand this the 30th day of July, 2007.

Mike Potratz by his attorney-in-fact

Mike Potratz

Carol Potratz by her attorney-in-fact

Carol Potratz

Davidson County DEEDWARR
Recvd: 08/02/07 14:45 2 pgs
Fees:13.00 Taxes:609.55

20070802-0092099

STATE OF Tennessee
COUNTY OF Davidson

On this 30th day of July, 2007, before me, the undersigned Notary Public in and for said County and State, personally appeared Scott Ballew with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Mike Potratz, by his Power of Attorney dated 7/26/07, and who acknowledged that he executed the same as the free act and deed of Mike Potratz.

Witness my hand and official seal this 30th day of July, 2007.

My Commission Expires:
11/22/08

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this 30th day of July, 2007, before me, the undersigned Notary Public in and for said County and State, personally appeared Scott Ballew with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Carol Potratz, by her Power of Attorney dated 7/26/07, and who acknowledged that he executed the same as the free act and deed of Carol Potratz.

Witness my hand and official seal this 30th day of July, 2007.

My Commission Expires:
11/22/08

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY