Davidson County DEEDWARR
Recvd: 04/03/08 10:02 2 pgs
Fees:13.00 Taxes:277.50

20080403-0033614

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is $75,000.00 (Seventy Five Thousand).

AFFIANT

Subscribed to and sworn before me this 1st day of April, 2008.

NOTARY PUBLIC MY COMMISSION EXPIRES:

JEFFREY M. GRISSIM
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
(NOTARY SEAL)

My Commission Expires JAN. 24, 2009

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
2309 Crestmoor Road, Suite 300, Nashville, TN. 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
John Robert Pfeiffer 4422 Pecan Valley Road Nashville,TN 37218-4213	SAME AS NEW OWNER	056-00-0-058

WARRANTY DEED

FOR AND IN 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, I/WE, **VICKIE L. WOELK, MARRIED,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **JOHN ROBERT PFEIFFER,** HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

Beginning at an iron pin in the southerly margin of Pecan Valley Road, said pin being South 43 degrees 07 minutes 28 seconds West, 534.22 feet from the northwest corner of the property conveyed to J. Frank Baker and wife by deed of record in Book 3835, page 267 of the Register's Office for Davidson County, Tennessee; Thence South 14 degrees 59 minutes 42 seconds East 975.18 feet to an iron pin; Thence, South 48 degrees 31 minutes 00 seconds West, 150.0 feet to an iron pin; Thence, South 63 degrees 39 minutes 26 seconds West, 76.63 feet to an iron pin; Thence, North 19 degrees 03 minutes 07 seconds West, 866.89 feet to an iron pin in the southerly margin of Pecan Valley Road; Thence, with the southerly margin of Pecan Valley Road, North 38 degrees 26 minutes 08 seconds East, 250.0 feet to an iron pin; Thence, North 43 degrees 07 minutes 28 seconds East, 82.36 feet to the point of beginning, containing 5.22 acres, more or less.

Being the same property conveyed to Vickie Woelk by Deed of record in Book 9453, Page 212, Register's Office for Davidson County, Tennessee.

The Vickie L. Woelk hereby make oath that the above described property has never been the domicile of Vickie L. Woelk.

VICKIE L. WOELK AND VICKIE WOELK ARE ONE AND THE SAME.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	( ) IMPROVED (X) UNIMPROVED	Property known as: **4410 PECAN VALLEY ROAD** **NASHVILLE,TN37218-4213**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

LTSR Number:

GTE File: 2008

WITNESS, this 1st day of April, 2008

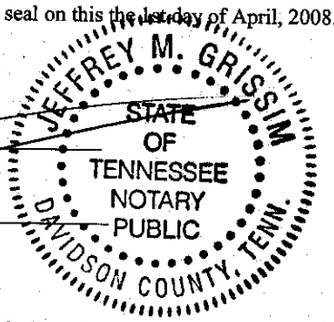
Vickie L. Woelk

Vickie L. Woelk

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 1st day of April, 2008, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Vickie L. Woelk** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged she executed the within instrument for the purposed therein contained.

Witness my hand and official seal on this the 1st day of April, 2008.



Notary Public

Commission Expires:

My Commission Expires JAN. 24, 2009

LTSR Number:

GTE Fil