WARRANTY DEED

Return to:
File Box 9B
First Title & Escrow Co., Inc.
#27587

MARY ESTHER CHAMPION
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY TENN
My Commission Expires NOV 14 2009

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, $316,000.00.

Christine M. Real
Affiant

Subscribed and sworn to before me this 30th day of April 2008

Mary Esther Champion
Notary Public
My Commission expires: 11-14-09
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Christine E. Baeuerle	CTX Mortgage	146-12-0-135.00
5049 Trousdale Drive	216 Centerview Dr., #233	
Nashville, TN 37220	Brentwood, TN 37027	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Cindy Stoeppler**, a married ~~XXXXX~~* hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Christine E. Baeuerle**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

*woman

Being Lot No. 186 on the plan of Crieve Hall Estates, Section 2, of record in Book 2133, page 45, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 186 fronts 129.61 feet on the westerly side of Trousdale Drive and runs back between lines 180 feet on the northerly side and 143.8 feet on the southerly side to a broken line in the rear measuring 151.3 feet thereon.

Grantor warrants that she has never lived in the subject property as a married person and that the subject property is not subject to any marital rights therein.

Being the same property conveyed to Cindy Stoeppler, a married woman, from Cinderesa Robinson, married F/K/A Cinderesa R. Lewis, by deed on July 3, 2007, of record in Instrument Number 20070711-0082759, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Subject to all matters as shown on the Plan of record in Book 2133, page 45, Register's Office Davidson County, Tennessee.

This is improved property known as: **5049 Trousdale Drive, Nashville, TN 37220**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 April 30, 2008.

Cindy Stoeppler
Cindy Stoeppler

Davidson County DEEDWARR
Recvd: 05/06/08 14:15 2 pgs
Fees:13.00 Taxes:1176.60
20080506-0046746

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Cindy Stoeppler** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this April 30, 2008

My commission expires 8/23/11

Notary Public

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY