File #2008143

Davidson County DEEDWARR
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Fees:13.00 Taxes:1404.15

20080811-0082323

MARILYN PAINTER NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $379,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th day of August, 2008.

Notary Public

MY COMMISSION EXPIRES: 1-20-09

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
StoneGate Title, LLC, Keith H. Solomon, 1897 General George Patton Dr. Ste. 108, Franklin, TN 37067

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Seth T. Geeslin	Fairway Independent Mtg Corp	Map 145-9
(NAME)	(NAME)	Parcel 65
1411 Otter Creek Road	771 Lois Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Sun Prairie, WI 53590	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Melody Woolwine Moore and husband Robert E. Moore, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Seth T. Geeslin and wife, Bridgett A. Grecco-Geeslin, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A small tract of land in the 16th, formerly the 7th, Civil District of Davidson County, Tennessee, about 8 miles southwest of Nashville, and described according to a copy of a survey thereof made by John R. Hollingshead, Engineer, as follows:

BEGINNING at a point in the south margin of Otter Creek Road, at an iron pin about .55 miles west of Granny White Pike, said point being opposite the center line of said Road, at a point 1311.9 feet, more or less, west of the northeast corner of the property conveyed to Carl D. Storey and wife, Julia L. Storey by deed of record in Book 1286, page 403, Register's Office for said County; thence with the margin of said Road, westerly, along a curve, 149.2 feet, more or less, to an iron pin; thence leaving said road, south 4 degrees 15' East 265.18 feet to a spike; thence North 88 degrees 05' East 158.81 feet to an iron pin; thence North 6 degrees 39' West 300.67 feet to the beginning, containing 1 acre, more or less.

Being the same property conveyed to Robert E. Moore and wife, Melody Woolwine Moore by deed from Edgar W. Wood and wife, Ruby R. Wood, of record in Book 4625, page 124, Register's Office for Davidson County, Tennessee, dated August 3, 1972; and conveyed to Melody Woolwine Moore by Quitclaim Deed from Robert E. Moore of record in Instrument No. 20070206-0015661, said Register's Office, dated February 6, 2007.

Robert E. Moore, Spouse of Melody Woolwine Moore, hereby joins in this conveyance and conveys any and all interest that he/she may have in said property, including but not limited to the marital interest, to the Grantee(s).

This conveyance is subject to Metro Letter of record in Book 6176, page 93, and all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record in Register's Office for Davidson County, Tennessee.

Unimproved ()
This is improved (X) property, known as 1411 Otter Creek Road, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, to warrant and forever 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 genders.

Witness our hands this 8th day of August, 2008.

Melody Woolwine Moore

Melody Woolwine Moore

Robert E. Moore

Robert E. Moore

STATE OF TENNESSEE

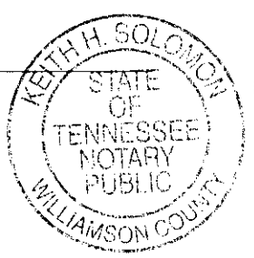
COUNTY OF WILLIAMSON

Before me, the undersigned Notary Public, personally appeared Melody Woolwine Moore and Robert E. Moore, who are known to me or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this 8th day of August, 2008.

Notary Public

My Commission expires;



My Commission Expires May 24, 2009

(SEAL)

Mail After Recording To:

StoneGate Title, LLC
1897 General George Patton Dr. Ste. 108
Franklin, TN 37067