Davidson County DEEDWARR
Recvd: 10/02/08 12:47 2 pgs
Fees:13.00 Taxes:588.30

20081002-0100219

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, is $159,000.00 (Fifteen Thousand Nine Hundred).

AFFIANT

Subscribed to and sworn before me this 30th day of September, 2008.

NOTARY PUBLIC MY COMMISSION EXPIRES: 7-25-12 (NOTARY SEAL)

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RET:
WINDMILL TITLE, LLC
7103 BAKERS BRIDGE AVE., STE 103
BRENTWOOD, TN 37027
PHONE: 615-613-0483

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:
Todd Persinger and Lynn Persinger 7633 Leveson Way Nashville,TN 37211	Suntrust Mortgage, Inc. 401 Commerce Street, Ste 610, Nashville, TN 37219	173-09-0-A062.00

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, **MARGARET ELIZABETH RICHARDS STARK AND HUSBAND THEODORE OSBORN STARK, III,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **TODD PERSINGER AND WIFE LYNN PERSINGER,** 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:

LAND in Davidson County, Tennessee, being Lot No. 72 on the Plan of Revision Two, Resubdivision of Lots 47, 48, 72, 73 and 63 thru 69, Section Two, Lenox Village, as shown on plat of record in Instrument No. 20030115-0006163, in the Register' s Office for Davidson County, TN , to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Margaret Elizabeth Richards, unmarried by Deed of record in 20030819-0119916, Register's Office for Davidson County, TN. The said Margaret Elizabeth Richards having since married now known as Margaret Elizabeth Richards Stark.

Theodore Osborn Stark, III, spouse of Margaret Elizabeth Richards Stark, joins in this conveyance to relinquish any and all rights, especially marital rights, which he may have in said property, by virtue of the marriage

Margaret Elizabeth Richards Stark executes this instrument as Attorney-in-Fact on behalf of Theodore Osborn Stark, III, pursuant to the Power of Attorney recorded in Instrument No. 20081002-0100219, Register's Office for Davidson County.

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:	(X) IMPROVED ( ) UNIMPROVED	Property known as: **7633 LEVESON WAY** **NASHVILLE,TN37211**

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 30th day of September, 2008

Margaret Elizabeth Richards Stark
Margaret Elizabeth Richards Stark

Theodore Osborn Stark, III
BY: Theodore Osborn Stark III
Margaret Elizabeth Richards Stark

By: Margaret Elizabeth Richards Stark
P.O.A.

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

On this 30th day of September, 2008, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Margaret Elizabeth Richards Stark** 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 30th day of September, 2008.

Notary Public

Commission Expires: _____

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

My Commission Expires JAN. 24, 2009

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

On this 30th day of September, 2008, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Margaret Elizabeth Richards Stark**, attorney in fact, to me known to be the person who executed the foregoing instrument in behalf of **Theodore Osborn Stark, II**, and acknowledged that she executed that same as the free act and deed of the said **Margaret Elizabeth Richards Stark.**

WITNESS my hand and official seal this the 30th day of September, 2008.

Notary Public

Commission Expires: 1-24-09

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

My Commission Expires JAN. 24, 200