THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 09092059** William T. Chapman, IV State Of Tennessee Notary Public Davidson County	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $110,000.00. Toni Kasten Affiant Subscribed and sworn to before me, this 29th day of September, 2009. Notary Public My Commission Expires: 11/22/10

WARRANTY DEED

Address New Owner: Toni Kasten 525 Upsall Drive Antioch TN 37013	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 1163110C00600CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Mary Bossert, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Toni Kasten**, ("Grantees"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 6, REVISED BELL FORGE VILLAGE III, SECTION FIVE, as shown on plat of record in Plat Book 6900, Page 632, as amended in Book 7524, Page 552, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property. Being the same property conveyed to Theodore W. Bossert and wife, Mary Bossert by Warranty Deed from Phillips Builders, Inc., a Tennessee corporation, recorded on the 18th day of December, 1991 in Book 8510, Page 845, in the Register's Office of Davidson County, Tennessee. The said Theodore W. Bossert having since died. on May 14, 2009.

This is improved property located at 525 Upsall Drive Antioch TN 37013.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20090068218 DEEDWARR
Recvd: 10/06/09 13:48 2 pgs
Fees:13.00 Taxes:407.00
20091006-0093039

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of September, 2009.

Mary Bossert by Diane Booth Attorney-in-fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Diane Booth, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **Attorney-in-fact for Mary Bossert,** of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 29th day of September, 2009.

Kate Rosenthal
Notary Public

My Commission Expires: 11/22/10

Kate Rosenthal STATE OF TENNESSEE NOTARY PUBLIC Summer County