Record & Return To:
Watauga Title Company
165 Franklin Road, Suite 120
Brentwood, TN 37027

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
2 Cadillac Drive
Brentwood, TN 37027

ADDRESS NEW OWNER:
Martin A. Krantz
504 Foothill Drive
Nashville, Tennessee 37217

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
SWBC Mortgage Corporation
5055 Maryland Way
Brentwood, TN 37027

MAP 119-3
GROUP
PARCEL 149.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **David E. Bechtel and wife, Emily K. Betchel,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Martin A. Krantz and Linda K. Krantz, husband and wife**, 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:

Land in Davidson County, Tennessee, being Lot No. 79 on the Plan of Hill-n-Dale, Section 2, of record in Plat Book 4175, page 5, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to David E. Bechtel and wife, Emily K. Betchel by deed dated June 28, 2006 from John T. Eddleman, married of record in Book 4686, page 942, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2011 and subsequent years.

This is **improved** property known as **504 Foothill Drive, Nashville, Tennessee 37217.**

BILL GARRETT, Davidson County
Trans:T20110065470 DEEDWARR
Recvd: 10/19/11 13:48 2 pgs
Fees:13.00 Taxes:610.50
20111019-0081443

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 do 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 the **14th** day of **October, 2011.**

David E. Bechtel

Emily K. Betchel

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **David E. Bechtel and wife, Emily K. Betchel**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 14th day of October, 2011.

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 5/8/2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $165,000.00.

AFFIANT

Subscribed and sworn to before me on this 14th day of October, 2011.

ROBERT M. LOFFI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Robert M. Loffi
NOTARY PUBLIC
My Commission Expires: 5/8/2012