WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 269,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of February, 2013

Notary Public:

MY COMMISSION EXPIRES: (AFFIX SEAL)

TAHIRA J. PYSZKA NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

MY COMMISSION EXPIRES JULY 20, 2013

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Jodi E. Pfeiffer	Wells Fargo Bank, N.A.	Parcel ID:
605 Waterway Court	101 North Phillips Ave.	126160A28800
Nashville, TN 37221	Sioux Falls, SD 57104	

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, we

Nathan J. Kroese and wife, Lori C. Kroese

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Jodi E. Pfeiffer and James L. Pfeiffer, a married couple
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. 351, on the Plan of Riverwalk, Phase 2-A, Section 2, of record in Instrument 20031014-0151984 (erroneously shown as Instrument 20050105-0001723 on prior deed), Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Nathan J. Kroese and wife, Lori C. Kroese by deed from The Craig Company, of record in Instrument 20050511-0053046, said Register's Office, dated May 6, 2005.

This conveyance is subject to Restrictions and By-Laws of record in Instruments 20011105-0121083; 20020424-0050565; 20040430-0049313; 20040506-0051985; 20050308-0025001; 20060320-0031638; 20061103-0136691; 20061214-0154502, said Register's Office.

This conveyance is made subject to: (1) 2013 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Instrument 20031014-0151984, said Register's Office; (3) Stormwater Detention Agreement in Instrument 20040826-0103240, said Register's Office.

The signature of Lori C. Kroese is signed by her duly appointed Attorney-in-Fact, Nathan J. Kroese, pursuant to the Power of Attorney of record in Instrument 201302200016806, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 605 Waterway Court, Nashville, TN 37221

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 we do covenant with the said GRANTEES 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 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.

BILL GARRETT, Davidson County
Trans:T20130014049 DEEDWARR
Recvd: 02/20/13 10:00 2 pgs
Fees:13.00 Taxes:995.30
20130220-0016807

Witness our hands this 19th day of February, 2013.

Nathan J. Kroese

Lori C. Kroese
By: Nathan J. Kroese, as 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, the within named Nathan J. Kroese with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of February, 2013.

My Commission Expires: 8/23/16

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Nathan J. Kroese, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Lori C. Kroese as her Attorney in Fact as the free act and deed of the within named Lori C. Kroese.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of February, 2013.

My Commission Expires: 8/23/16

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.