BILL GARRETT, Davidson County
Trans:T20130014579 DEEDWARR
Recvd: 02/21/13 11:07 2 pgs
Fees:13.00 Taxes:262.70
20130221-0017465

Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Pkwy West, Suite 103
Smyrna, TN 37167

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $71,000.00

Wayne A Geisert
Affiant

Subscribed and sworn to before me, this 19th day of February, 2013.

Paige B. Mayercik
Notary Public
My commission expires: 11/22/14

04-1301-54555

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Wayne A. Geisert	Bank of America	133-07-0-249.00
3718 Grubbs Road	4500 Amon Carter Blvd.	
Nashville TN 37211	Fort Worth, TX 76128	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Shelby Jean Wrather, widowed, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Wayne A. Geisert, a single person, hereinafter called the Grantees, their successors 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. 28, on the Plan of Parma Heights, of record in Book 2133, Page 23, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Buford Earl Wrather and wife, Shelby Jean Wrather by deed from William R. Taylor and wife, Mary F. Taylor, dated March 15, 1962, recorded April 6, 1962, of record in Book 3370, Page 325, Register's Office for Davidson County, Tennessee. Buford Earl Wrather has since died on January 23, 2002 leaving Shelby Jean Wrather as surviving tenant by the entirety.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 3718 Grubbs Road, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 19th day of February, 2013.

Shelby Jean Wrather
Shelby Jean Wrather

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Shelby Jean Wrather, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 19th day of February, 2013.

Paige B. Mayercik
State of Tennessee at Large

My Commission expires: 11/22/14

