Record & Return to:
[illegible] & ESCROW CO., INC.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $145,000.00

Affiant

KAREN McCALLA NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

Subscribed and sworn to before me, this 26th day of February, 2013.

Notary Public
My commission expires: April 12, 2015

06-1302-75032

Address of New Owner:	Send Tax Bills to:	Tax Information
Laura F. Bartschi	Magna Bank	108-12-0-215.00
3236 East Lake Drive	P.O. Box 17257	
Nashville TN 37124	Memphis, TN 38187	

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, Lloyd Schleicher, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Laura F. Bartschi, 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. 60, on the Plan of Section 5, Trailwood, of record in Book 6900, Pages 477-479, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lloyd Schleicher, unmarried by deed from Edwin T. Nichols and wife, Janice L. Nichols, dated August 31, 1995, recorded September 6, 1995, of record in Book 9785, Page 496, Register's Office for Davidson County, Tennessee.

Donna R. Schleicher, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying her marital interests, if any, in the subject property.

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 3236 East Lake Drive, Nashville, TN 37124

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.

BILL GARRETT, Davidson County
Trans:T20130017236 DEEDWARR
Recvd: 03/01/13 13:24 2 pgs
Fees:13.00 Taxes:536.50
20130301-0020862

WITNESS my hand this 26th day of February, 2013.

Lloyd Schleicher

Donna R. Schleicher

STATE OF TENNESSEE
COUNTY OF WILSON

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

Witness my hand in Mt. Juliet, TN, this 26th day of February, 2013.

Notary Public
State of Tennessee at Large



My Commission expires 10.19.13