BILL GARRETT, Davidson County
Trans:T20130047458 DEEDWARR
Recvd: 06/06/13 15:06 2 pgs
Fees:12.00 Taxes:0.00
20130606-0057766

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Address of New Owner:	Send Tax Bills to:	Preparer of Instrument
Dennis Woestman, Trustee	Chase Bank	Craig P. Keup, Esq.
P.O. Box 1495	P.O. Box 78420	9550 Cuyamaca St., Ste 103
Pine Valley, CA 91962	Phoenix, AZ 85062	Santee, CA 92071

Map- Parcel NO. 163 11 0E 015.00

WARRANTY DEED

For and in consideration of the sum of no dollars, and other good and valuable considerations, the receipt of which is hereby acknowledged Dennis R. Woestman and Catherine J. Woestman, husband and wife, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Dennis R. Woestman and Catherine J. Woestman, as trustees of the Woestman 2013 Revocable Family Trust, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A Certain condominium in Davidson County, Tennessee, described as follows:

Unit No. 15 Timber Trace Townhouses a Horizontal Property Regime, located in Davidson County, Tennessee, and described in a Master Deed recorded in Instrument No. 2001122-0115563 and amended in Instrument No. 20010314-0024381; 20010329-0030062 and 20020517-0060761 Register's Office for Davidson County, Tennessee, to which reference is hereby made and further described on the plat of record in Instrument No. 20010104-0001310 Register's Office for Davidson County, Tennessee. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Timber Trace Townhouses contained in the Master Deed and By-Laws appended thereto are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Dennis R. Woestman and wife Catherine J. Woestman by deed from Roger E. Redel and wife Linda A. Redel and Jennifer Redel Trackett of record in Instrument No. 20070713-0083607 Register's Office for Davidson County, Tennessee and dated July 13, 2007.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property, and taxes for the current year which have been prorated and paid by the Grantors herein.

This is improved property known as 2950 Baby Ruth Lane, Unit #15, Antioch TN 37013

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. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind themselves, their heirs, 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.

IN WITNESS WHEROF, this instrument has been executed on this the ___ day of May, 2013.

Dated: 5-21-2013

Dennis R. Woestman

Catherine J. Woestman

STATE OF CALIFORNIA)

COUNTY OF SAN DIEGO)

On May 21, 2013, before me, S. Dauphin, Notary Public, personally appeared Dennis R. Woestman and Catherine J. Woestman, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

S. DAUPHIN
COMM. # 1992766
NOTARY PUBLIC - CALIFORNIA
SAN DIEGO COUNTY
MY COMM. EXP. OCT. 28, 2016