THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:
W. AARON FORTNER, ATTORNEY AT LAW
c/o 12 Cadillac Drive, Ste. 450
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20130075869 DEEDWARR
Recvd: 09/03/13 13:05 2 pgs
Fees:13.00 Taxes:288.60
20130903-0092485

WARRANTY DEED

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Kathleen Y. Northern 408 Barclay Square Circle Nashville, Tennessee 37211	Same address as new owner	149 05 0 033.00

For and in consideration of the sum of Ten Dollars, cash paid in hand paid by the hereinafter named Grantee, and for other good and valuable consideration, the receipt of which is hereby acknowledged, **I, DEBRA BUTZER**, hereinafter called the Grantor, have bargained and sold, and by these presents do hereby transfer and convey unto **KATHLEEN Y. NORTHERN, and unmarried woman,** hereinafter called the Grantee, her heirs and assigns, the following described Real Property in **Davidson** County, State of Tennessee, described as follows, to wit:

Being Lot No. 149 on the plan of Barclay Square, Section 3, as of record in Plat Book 4657, page 154 and amended in Book 4995, page 682, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Stephen P. Butzer and wife, Debra K. Butzer by Warranty Deed from Roy S. Blevins and wife, Melissa Blevins of record in Book 5000, page 722, dated 6/29/1993, Register's Office for Davidson County, Tennessee; further being the same property conveyed to Debra Butzer by Quitclaim Deed from Stephen P. Butzer, of record in Instrument No. 20040908-0108558, dated 8/23/2004, Register's Office for Davidson County, Tennessee. Out of concern regarding the notary acknowledgement on the said Quitclaim Deed, a new Quitclaim was executed by Stephen P. Butzer to Debra K. Butzer, and was made of record immediately before this

Warranty Deed at Instrument No. 20130903-0092483, Davidson County Register of Deeds.

This is improved property known as **408 Barclay Square Circle, Nashville, Tennessee 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 GRANTEE, forever. GRANTOR covenants with said GRANTEE 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 set out herein. We do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 **29th** day of **August, 2013**:

Debra K. Butzer, by Micah Phillips, Attorney in Fact
Debra K. Butzer, by Micah Phillips,
Attorney in Fact

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

On this 29th day of August, before me personally appeared **Micah Phillips**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **Debra K. Butzer**, and who acknowledged that such person executed the same as the free act and deed of **Debra K. Butzer** . Witness my hand and official seal, this the 29th day of August, 2013.

Notary Public

W. AARON FORTNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 6.3.14

STATE OF TENNESSEE

COUNTY OF Williamson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $78,000.00.

Leeza Osborne

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 29th DAY OF AUGUST, 2013:

Notary Public

My Commission Expires: 8/16/14

