THIS INSTRUMENT PREPARED BY: FAITH TITLE AND ESCROW, INC. 2823 HWY 31W; SUITE 450 WHITE HOUSE, TN 37188 FILE NO. 131044	STATE OF TENNESSEE COUNTY OF ROBERTSON The actual consideration or value, whichever is greater, ~~for the transfer~~ is $181,000.00. Affiant Subscribed and sworn before me, this 18th day of October, 2013. Notary Public My Commission Expires: 12/20/2014

JULIE A. ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

WARRANTY DEED

Address New Owner: RAYMOND SAWYERS and ANDREA C. SAWYERS 162 IVY HILL LN GOODLETTSVILLE, TN 37072	Send Tax Bills To: New Owner	Tax Information: Map/Parcel: 033-03-0-B/120 CO

FOR AND IN CONSDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, **NEIL B. GEISLER and HEATHER M. GEISLER, HUSBAND AND WIFE**,("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **RAYMOND SAWYERS and ANDREA C. SAWYERS, HUSBAND AND WIFE**, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in DAVIDSON County, Tennessee, more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 31 on the plan of Dry Creek Farms, Phase 3, of record in Instrument No. 20070221-0021236 as corrected in Instrument Number No. 20070411-0043542, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed from Beazer Homes Corp., A Tennessee Corporation to Neil B. Geisler and Heather M. Geisler by Deed dated the 21st day of December, 2007, of record as Instrument Number 20080111-0003369

Pursuant to Power of Attorney of record in Instrument Number 20131025-0111412, Register's Office for Davidson County, Tennessee.

This is improved property known as 162 IVY HILL LN, GOODLETTSVILLE, TN 37072.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

BILL GARRETT, Davidson County
Trans:T20130091840 DEEDWARR
Recvd: 10/25/13 12:54 2 pgs
Fees:13.00 Taxes:669.70
20131025-0111413

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this .

Neil B Geisler By John McAdams Atty in fact — Heather M Geisler by: John McAdams Atty in fact

NEIL B. GEISLER
BY: JOHN MCADAMS, ATTY IN FACT

HEATHER M. GEISLER
BY: JOHN MCADAMS, ATTY IN FACT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, JOHN MCADAMS, ATTORNEY IN FACT FOR NEIL B. GEISLER and HEATHER M. GEISLER, AND WHO ACKNOWELEDGED THAT HE HAS THE FULL POWER AND AUTHORITY SO TO DO, TO execute the same for the purposes therein contained.

Witness my hand, at office, this 18th day of October, 2013.

Jennifer Quinn
Notary Public
My Commission Expires: 10/21/13

JENNIFER QUINN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY