3

BOOK 11030 PAGE 204

WARRANTY DEED

TCB-ETCF-98-1435

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 167,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
26th DAY OF June 19 98

NOTARY PUBLIC AT LARGE (AFFIX SEAL)

Notary Public

MY COMMISSION EXPIRES: 3-3-99

VALERIE D. WRIGHT NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W, Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. Matthew Foreman (NAME)	National Finance Corporation (NAME)	84-7-48
2807 Windemere Drive (ADDRESS)	21 Corporate Drive (ADDRESS)	
Nashville, Tennessee 37214 (CITY) (STATE) (ZIP)	Clifton Park, NY 12065-2417 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Jewel S. Greene, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Matthew Foreman and husband, Sheri Suarez Foreman

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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. 32 on the plan of Sunny Acres, Section II, as of record in Book 2663, Page 39, Register's Office for said County.

Said Lot No. 32 fronts 212.2 feet on the Southerly side of Windemere Drive and extends back between parallel lines 211.5 feet on the Westerly line and 290 feet on the Easterly line to a dead line in the rear, measuring 226.6 feet thereon.

Being the same property conveyed to Jewel S. Greene by Quitclaim Deed from Barney W. Greene of record in Deed Book 10189, page 795, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

IDENTIF. & REFERENCE 0465320

98 JUL 22 AM 10:59

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 2807 Windemere Drive, Nashville, Tennessee 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the said GRANTEES 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 herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 26th day of June 19 98

Jewel S. Greene by [signature] (POA/Her attorney-in-fact)
Jewel S. Greene

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11030 PAGE 205

,Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jewel S. Greene

the bargainor _____, 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 and official seal at Brentwood, Tennessee, this 26th day of June 19 98.

Commission expires 3-3-99 _____ Notary Public

VALERIE D. WRIGHT NOTARY PUBLIC AT LARGE KNOX COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____ _____ Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this the 26th day of June, 1998, before me personally appeared Mary Glenda Sanders, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Jewel S. Greene and who acknowledged that Jewel S. Greene executed the same as the free act and deed of the said Jewel S. Greene by virtue of that Power of Attorney, duly executed by the said Jewel S. Greene and appearing of record in Book_____ Page _____, of the Register's Office of Davidson County, Tennessee.

Witness my hand and Officeial seal at Brentwood, Tennessee this 26th day of June, 1998.

My Commission Expires 3-3-99

Valerie D. Wright
Notary Public

VALERIE D. WRIGHT NOTARY PUBLIC AT LARGE KNOX COUNTY, TENN.

6615 07/22 0101 03CHECK 628.90

MARY FRANCES RUDY
ATTORNEY - AT - LAW

RETURN TO:
TITLE CONNECTION, INC.

☐ 100 Hazel Path, Suite A
Hendersonville, Tennessee 37075

☐ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 1310 Memorial Boulevard
Springfield, Tennessee 37172

☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☐ 4733 Andrew Jackson Pkwy. #1-C
Hermitage, Tennessee 37076

☐ 557 Sam Ridley Pkwy W., Suite A
Smyrna, Tennessee 37167

☐ 155 Franklin Road, Suite 150
Brentwood, Tennessee 37027

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11030 PAGE 206

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
				167000.00
			CON TX	617.90
			PRFEE	1.00
			MISC	8.00
			CFEE	2.00
			TOTAL	628.90
			CHECK	628.90
07/22/98	01	11:02 0001		6615

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

046530
IDENTIF. ↑ REFERENCE

98 JUL 22 AM 10:59
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1322279