Please return to: Grissim Title & Escrow, LLC
2309 Crestmoor rd, Ste 300, Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 06/30/04 15:47 2pgs
Fees:13.00 Taxes:1961.00
20040630-0078073

WARRANTY DEED

State of Tennessee)
County of Davidson)

04-06-015-D

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $530,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 25th day of June, 2004

Notary Public

NOTARY PUBLIC
AT LARGE
Robin Jackson
My Commission Expires
May 30, 2007
STATE OF TENNESSEE

My Commission Expires: 5/30/07 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Weiss & Weiss, Attorneys at Law, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS FOR NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL-NUMBERS
TOM D. DILLEHAY AND DANA D. NELSON	**ABN AMRO Mortgage Group, Inc.**	157
(NAME) 6508 Radcliff	(NAME) **2600 W. Big Beaver Road**	112.00CO
(ADDRESS) Nashville, TN 37221	(ADDRESS) **Troy, Michigan 48084**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we, **BETTY ANDERSON AND HUSBAND, PETER ANDERSON**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **TOM D. DILLEHAY AND WIFE, DANA D. NELSON**, hereinafter called the Grantee(s), 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. 59, on the Plan of Devonshire Manor, Section Two, of record in Book 5200, Page 242, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Betty Anderson and husband Peter Anderson, by Deed from Phillip E. Hill and wife, Joanne Hill, of record in Instrument No. 20010817-0089057, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Restrictive Covenants of record in Book 5580, Page 507, Instrument No. , said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

BEING unimproved ☐
Improved ☒ property known as: 6508 Radcliff, Nashville, TN, 37221.

(House Number) (Street) (City or Town) (State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors 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 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 WHEREOF, our hands, this 25th day of June, 2004.

BETTY ANDERSON

PETER ANDERSON

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **BETTY ANDERSON AND HUSBAND, PETER ANDERSON**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 25th day of June, 2004.

My Commission Expires: 03/31/07

Notary Public

ROBERT D. WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.