Davidson County DEEDWARR
Recvd: 11/02/04 16:08 2pgs
Fees:13.00 Taxes:499.50

20041102-0132097

This Instrument Prepared By:
Elizabeth H. Bowling, Staff Attorney
AEDC Federal Credit Union
P. O. Box 1210
Tullahoma, TN 37388

Real Property Tax Responsibility: (New Owner)
Michael Green et ux [redacted]
1009 Flintlock Court
Nashville, TN 37217

MAP 135-16; GROUP A; CTL. MAP 135-16; PARCEL 008.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE ($1.00) DOLLAR, cash in hand paid, and for other good and valuable consideration, the receipt of all of which is hereby acknowledged, AEDC FEDERAL CREDIT UNION has bargained and sold, and by these presents does transfer and convey unto MICHAEL GREEN AND WIFE, HELANE J. GREEN, hereinafter referred to as "GRANTEES", their heirs and assigns, a certain tract or parcel of land located and situated in Davidson County, State of Tennessee, bounded and described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot(s) 8, as shown on the map entitled Subdivision of Tracts 8, 9 and 10 of the Nashboro Village, of record in Plat Book 5200, page(s) 186-189, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to AEDC Federal Credit Union by Successor Trustee's Deed of record in Instrument number 20040825-0102564, Register's Office of Davidson County, Tennessee.
>
> Property address: 1009 Flintlock Court Nashville, Tennessee 37217

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estates, title and interest thereto belonging, to the said GRANTEES, their heirs and assigns, forever.

AND AEDC FEDERAL CREDIT UNION does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good and lawful right to sell and convey same, and that said property is free, clear and unencumbered.

AND AEDC FEDERAL CREDIT UNION does further covenant and bind itself, its representatives and assigns, to warrant and forever defend the title to said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said AEDC FEDERAL CREDIT UNION has caused this instrument to be signed in its name by Caren C. Gabriel, its President/CEO, this 20th day of October, 2004

AEDC FEDERAL CREDIT UNION

BY: Caren C. Gabriel
Caren C. Gabriel, President/CEO

STATE OF TENNESSEE
COUNTY OF COFFEE

Personally appeared before me, a Notary Public in and for said County and State, CAREN C. GABRIEL, President/CEO of AEDC FEDERAL CREDIT UNION, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for the purposes therein contained, she being authorized so to do.

WITNESS MY HAND and official seal this 20th day of October, 2004.

Carla L. Lendon
NOTARY PUBLIC

CARLA L. LENDON NOTARY PUBLIC AT LARGE COFFEE CO. TENN.

My Commission Expires: 04/10/07

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 135,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Michael Gray
AFFIANT

SWORN TO and subscribed before me, this 29 day of Oct, 2004.

Cheryl Renee Taylor
NOTARY PUBLIC

CHERYL RENEE TAYLOR NOTARY PUBLIC AT LARGE COFFEE CO. TENN.

My Commission Expires: 6.18.06