Return to: Stuart Shular #544
646 Conference Dr. Ste E
Goodlettsville, TN 37072

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 02/17/05 11:06 2 pgs
Fees:13.00 Taxes:680.80
20050217-0018129

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $184,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF FEBRUARY, 2005.

Notary Public

MY COMMISSION EXPIRES: May 24, 2008.
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE SUMNER CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
Plantation Title, LLC, 7620 Highway 70S, Suite 214, Nashville, TN 37221

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marissa K. Miller	Marissa K. Miller	142-7-F-44CO
(NAME)	(NAME)	
7252 Highway 70 South #1006	7252 Highway 70 South #1006	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221	Nashville, Tennessee 37221	
(CITY) (STATE) (ZIP)	(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, Eric Brent Greer, an unmarried man Stephanie Ann Faries, an unmarried woman, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marissa K. Miller, unmarried, 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 Number 44, Unit Number 1006, of Bellevue Commons Town homes, created under Title 66, Chapter 27, Section 101, et seq., as established by a master Deed recorded as Instrument #20000720-0071772, re-recorded as Instrument #20000828-0084760, said Register's Office, together with an undivided percentage interest in the common elements appurtenant to said Unit. Reference is hereby made to the Site Plan of Bellevue Commons, as set forth in said Master Deed for a more complete identification and location of said Unit.

Being the same property conveyed to Eric Brent Greer, an unmarried man and Stephanie Ann Faries, an unmarried woman, by Warranty Deed from Pulte Homes Tennessee Limited Partnership, a Nevada Limited Partnership, of record in Instrument Number 20020619-0074187, Register's Office for Davidson County, Tennessee, dated June 13, 2002 and recorded June 19, 2002.

unimproved ☐
This is improved ☒ property, known as 7252 Highway 70 South 1006, Nashville, TN 37221
(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 our hands this 15th day of February, 2005.

Eric Brent Greer

Stephanie Ann Faries

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Eric Brent Greer and Stephanie Ann Faries, with whom I am personally acquainted and who upon his/her/their oath acknowledged himself/herself/themselves to be the person(s) who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal at Nashville, Tennessee this 15th day of February, 2005.

Regina E. Johnson Notary Public

Commission expires: May 24, 2008

