WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $103,000.00

Janel L. McAlister
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF MARCH, 2007.

Mary J. Rucker
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) My Commission Expires March 22, 2008

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
West End Title & Escrow, LLC, One Burton Hills Blvd., Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bernard Rogan	CTX Mortgage Company, LLC	081-11-0-060.00
(NAME)	(NAME)	
1728 22nd Avenue North	3100 McKinnon,Corp. Closing 2ndFL	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Dallas, TX 75201	
(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, Woodbine Community Organization, (WCO), Inc., HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO * 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: *Bernard R. Rogan and Lekesha S. Rogan, husband and wife

Being Lot No. 301 on the Map of J.M., T.J. and G.W. Harding's Subdivision, as of record in Book 21, page 80, Register's Office, Davidson County, Tennessee.

Said Lot No. 301 fronts 50 feet on the east side of 22nd Ave., North formerly Alamo Street, and runs back between parallel lines 158 feet to an alley.

Being the same property conveyed to Woodbine Community Organization, (WCO), Inc. by deed from Charles Gibson, Jr., a married man, of record as Instrument No. 20001025-0105726, dated July 14, 2000, said Register's Offfice.

This conveyance is subject to: 2007 county property taxes, a lien, but not yet due and payable; and all matters on the Plan of record in Book 21, page 80, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 1728 22nd Avenue North, Nashville, TN 37208
(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 27th day of March, 2007.

Davidson County DEEDWARR
Recvd: 03/29/07 08:13 2 pgs
Fees:13.00 Taxes:381.10
20070329-0037292

Woodbine Community Organization, (WCO), Inc.

By: Cathie Dodd
Cathie Dodd
Its: Executive Director

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Cathie Dodd, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Executive Director of Woodbine Community Organization, (WCO), Inc., a Tennessee corporation, the within named bargainor, and that she as such Executive Director, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Executive Director.

Witness my hand and official seal at Nash, this 27th day of March 2007.

Notary Public

My Commission Expires:

PAUL F. SOPER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 20, 2010