# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 05/04/07 08:14 2 pgs
Fees:13.00 Taxes:499.50
**20070504-0053509**

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER 135,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE **30th day of April, 2007**

Notary Public

MY COMMISSION EXPIRES: My Commission Expires March 22, 2008

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
DENISE E. COLE, ATTORNEY AT LAW
LOGOS TITLE & ESCROW, LLC
209 10th Ave. South, Suite 301A
NASHVILLE, TN 37203

| ADDRESS OF NEW OWNER: AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Alnisa S. Almugtadir | Flagstar Bank, FSB | MAP 150-10<br>PARCEL 40 |
| (NAME)<br>204 Fieldstone Court | (NAME)<br>5151 Corporate Drive | |
| (ADDRESS)<br>Antioch,<br>TN, 37013 | (ADDRESS)<br>Troy, MI 48098-2639 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HERINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I **Tommie R. Dettinger, a widow** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Alnisa S. Almugtadir, an unmarried woman** 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. 101, Cherry Hills Subdivision, Section 10B, as of record in Book 5210, page 139, said Register's Office, to which reference is hereby made for a more complete description.**

**Being the same property conveyed to Mark A. Dettinger and wife, Tommie R. Dettinger by deed from Edward A. Swanson and wife, Jean M. Swanson of record in Book 7611, page 31, said Register's Office, dated May 17, 1988. The said Mark A. Dettinger having since died on** March 30, 2006 **thereby vesting title solely in Tommie R. Dettinger as the surviving tenant by the entirety.**

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.

This is improved property known as: 204 Fieldstone Court, Antioch, TN 37013

Witness my/our hand(s) this 30th day of April, 2007.

Tommie R. Dettinger, Seller

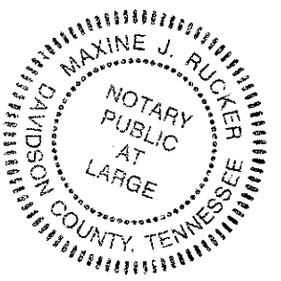
STATE of Tennessee
COUNTY of Davidson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Tommie R. Dettinger, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official Seal this **30th day of April, 2007.**

Notary Public

My Commission Expires: My Commission Expires March 22, 2008




**Please return to**
Logos Title & Escrow, LLC
209 10th Ave. South, Suite 301A
Nashville, TN 37203