WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $213,815.00

Danielle Crane
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of October, 2007.

Vanessa E Allen
Notary Public

MY COMMISSION EXPIRES: 7-18-2010
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Biltmore Title, LLC
1418 Kensington Sq. Ct. Bldg F
Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Athlyn D. Green, unmarried	Guaranty Trust Company,	083-06-0-156.00
(NAME)	(NAME)	
304 Scott Avenue	316 Robert Rose Drive	
(ADDRESS)	(ADDRESS)	
Nashville,TN,37206	Murfreesboro, TN 37129	
(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, Buford M. Williams and wife, Linda F. Williams, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Athlyn D. Green, 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 a part of lot numbered "Eleven" on the Original Plan of Brownsville, as of record in Book 21, Page 9, of the Register's Office for Davidson County, Tennessee, described as follow: Beginning at a point in the east margin of Scott Avenue 80 feet of the northeast corner of said Scott Avenue and Locke Street; thence with the easterly margin of Scott Avenue northerly 60 feet to a point; thence easterly and parallel with said Locke Street 200 feet to a point; thence southerly and parallel with said Scott Avenue 60 feet to a point; thence westerly and parallel with said Locke Street, 200 feet to the point of beginning.

Being the same property conveyed to Buford M. Williams and wife Linda F. Williams by Warranty Deed dated 07/31/02 of record in Instrument #20020801-0092146, Register's Office of Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 11/05/07 09:44 2 pgs
Fees:13.00 Taxes:791.12

20071105-0129967

Plat sets out of record in Book 21, Page 9, Register's Office for said County.

unimproved ☐
This is improved ☒ property, known as 304 Scott Avenue, Nashville,TN,37206
(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 15th day of October, 2007.

Buford M. Williams

Linda F. Williams

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared Buford M. Williams and wife, Linda F. Williams with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at this 15th day of October, 2007.

Commission expires: 7-18-2010

Vanessa E. Allen

Notary Public

Vanessa E. Allen STATE OF TENNESSEE NOTARY PUBLIC Rutherford County

RETURN RECORDED DOCUMENTS TO:

Biltmore Title, LLC
1418 Kensington Sq. Ct. bldg F
Murfreesboro, TN 37130