STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $149,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd day of July, 2009.

Notary Public

MY COMMISSION EXPIRES: 10-15-12

(AFFIX SEAL)

JENNIFER THOMAS
STATE OF TENNESSEE
NOTARY PUBLIC
ROBERTSON COUNTY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 6 CADILLAC DR STE 190 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jon P. Dreyer	New Owner	026060A076.00CO
(NAME) 134 Canton Court Condominium 73	(NAME)	
(ADDRESS) Goodlettsville, TN 37072	(ADDRESS)	
(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,

DIAL PROPERTIES, LLC,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

JON P. DREYER, Single Man

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 No. 73 on the Plan of Final Plat for The Townhomes at Windsor Green, Phase 1, Section 3, a Planned Unit Development, of record in Instrument number 20040109-0003893, and Instrument number 20041112-0136380 Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being part of the same property conveyed to Dial Properties, LLC by Special Warranty Deed from USI Properties, Inc., a Delaware Corporation, dated February 26, 1998 and recorded March 11, 1998 in Book 10832, page 144, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 134 Canton Court Condominium 73, Goodlettsville, TN 37072

(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.

BILL GARRETT, Davidson County
Trans:T20090044917 DEEDWARR
Recvd: 07/06/09 09:38 2 pgs
Fees:13.00 Taxes:554.63
20090706-0062365

Witness our hands this 2nd day of July, 2009.

Dial Properties, LLC

By: Jeff Dial Member

Attest:

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jeff Dial with whom I am personally acquainted, and who upon oath acknowledged him/herself to be the Member of **DIAL PROPERTIES, LLC**, and being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **DIAL PROPERTIES, LLC** by him/herself as Member.

Witness my hand and official seal at Brentwood , Tennessee this 2nd day of July, 2009.

Commission expires: 11/30/09

J. TRENT LEHMAN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Notary Public