WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $88,900.00

Tracy Dixon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JANUARY, 2010.

Jacqueline G Brown
Notary Public

MY COMMISSION EXPIRES: 1-3-11

NOTARY PUBLIC AT LARGE
Jacqueline G. Brown
My Commission Expires
January 3, 2011
STATE OF TENNESSEE

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Megan L. Bradt, Attorney, 2820 Hazelwood Dr., #B5, Nashville, TN 37212, from information provided by the parties.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tracy Dixon	Michigan Mutual, Inc.	60-11-O-15.00
(NAME)	(NAME)	
2909 Lyndale Drive	30300 Telegraph Road	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Bingham Farms, MI 48025	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Cynthia Greene, married, and Wilma Greene, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Tracy Dixon, a single woman**, HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 130 on the Plan of Hillhurst Acres, Section 4, as of record in Book 2331, Page 136, in the Register's Office of Davidson, Tennessee, to which plat reference is hereby made for a more particular description of said lot.

This being the same property conveyed to Cynthia E. Greene and Wilma J. Greene by Cash Deed from Mel Martinez, Secretary of Housing and Urban Development of Washington, D.C., dated August 9th, 2002, filed of record on September 16th, 2002, in Instrument No. 20020916-0112393, in the aforesaid Register's Office.

This conveyance is subject to:
Subdivision restrictions, building lines and easements of record in Plat Book 2331, Page 136, in the Register's Office of Davidson County, Tennessee.

* Joseph Campbell, Jr., spouse of Cynthia Greene, joins in the conveyance of any marital interest he may have in said property.

unimproved ☐

This is improved ☒ property, known as 2909 Lyndale Drive, Nashville, TN 37207
(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 GRANTEE, her 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:T20100009699 DEEDWARR
Recvd: 02/18/10 11:12 2 pgs
Fees:13.00 Taxes:328.93
20100218-0012351

Witness our hands this 15th day of January, 2010.

Cynthia Greene

Joseph Campbell, Jr.

Wilma Greene

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Cynthia Greene and Wilma Greene and Joseph Campbell, Jr., the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained as their free act and will.

Witness my hand and official seal at Murfreesboro, Tennessee this 15th day of January, 2010.

Commission expires: 1-3-11

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Jacquelina G. Brown
My Commission Expires
January 3, 2011
STATE OF TENNESSEE

Notary Public