File No. 210070075

WARRANTY DEED

STATE OF TN
COUNTY OF ~~WILSON~~ Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $189,500.00

Nancy O. Gnoth
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23RD DAY OF JULY, 2010.

Priscilla Chadwell
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE
PRISCILLA C. HARANEY

MY COMMISSION EXPIRES: May 8, 2012
(AFFIX SEAL)

BOX 50-B

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Company
Sidwell, Barrett, & Welch, PC
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20100047144 DEEDWARR
Recvd: 08/02/10 11:28 2 pgs
Fees:13.00 Taxes:701.15

20100802-0060283

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicole R. Belsante	Peoples Home Equity	086080A06400
(NAME)	(NAME)	
2309 Willesden Green Court	213 Ward Circle #201	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, We, Richard T. Greenfield and wife, Jan D. Greenfield, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto Nicole R. Belsante, Married, hereinafter called the grantee(s), HER 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. 439 on the Plan of Phase III-A, Camden Woods, as of record in Plat Book 7900, Page 571, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Richard T. Greenfield and wife, Jan D. Greenfield by Deed dated May 28, 1998 from Barbara Jo Knowles and husband, Barren Ray Knowles of record in Deed Book 10952, page 188, Register's Office for said County.

Subject to all matters as set forth on the plat of record in Plat Book 7900, Page 571, Register's Office of said County.

Restrictive Covenants of record in Deed Book 7620, Page 561; book 7657, Page 580; Book 7675, Page 926; Book 9036, Page 329 and Instrument No. 200809240096976, Register's Office of said County.

Charter of Homeowner's Association as shown of record in Book 7661, Page 32, Register's Office for said County.

By-Laws as shown of record in Deed Book 7620, Page 583, Register's Office for said County.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 2309 Willesden Green Court, Hermitage, TN 37076
(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 GRANTEE(S), HER heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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.

Witness my/our hands this 23rd day of July, 2010.

Richard T. Greenfield

Jan D. Greenfield

STATE OF TN

COUNTY OF WILSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Richard T. Greenfield and wife, Jan D. Greenfield the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 23rd day of July, 2010.

Commission expires: 9. 2. 2013

Notary Public

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

File Number: 210070075

RETURN TO:

Cumberland Title
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122