BILL GARRETT, Davidson County
Trans: T20110050400 DEEDWARR
Recvd: 08/17/11 08:40 2 pgs
Fees: 13.00 Taxes: 329.30
20110817-0063314

State of Tennessee
County of Sumner
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,000.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August 2011.

Notary Public
MY COMMISSION EXPIRES: 9/19/11

LORI BUIE NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

This instrument prepared by:
Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL
SHAKILA BROWN	New Owner	071-11-0/242.00
(NAME) 1410 STAINBACK AVENUE	(NAME)	
(ADDRESS) NASHVILLE, TN 37207	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, WE, METROPOLITAN DEVELOPMENT AND HOUSING AGENCY, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SHAKILA BROWN, UNMARRIED, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON ~~SUMNER~~ COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NOS. 169 AND 170 ON THE PLAN OF HIGHLAND LAND CO'S SUBDIVISION OF RECORD IN PLAT BOOK 421, PAGE 14, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO METROPOLITAN DEVELOPMENT AND HOUSING AGENCY BY SPECIAL WARRANTY DEED FROM TENNESSEE HOUSING AND DEVELOPMENT AGENCY, RECORDED ON SEPTEMBER 9, 2010, OF RECORD IN INSTRUMENT NO. 20100909-0071684, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY PREVIOUSLY CONVEYED TO TENNESSEE HOUSING DEVELOPMENT AGENCY BY SUBSTITUTE TRUSTEE'S DEED RECORDED ON NOVEMBER 23, 2009 OF RECORD IN INSTRUMENT NO. 20091123-0107653, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property, known as 1410 STAINBACK AVENUE, NASHVILLE, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness our hands this 9th day of August, 2011.

METTROPOLITAN DEVELOPMENT AND HOUSING AGENCY

By: _____

Title: Executive Director

STATE OF TENNESSEE
COUNTY OF Davidson

PERSONALLY appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Phil Ryan as Executive Director for METROPOLITAN DEVELOPMENT AND HOUSING AGENCY, with whom I am personally acquainted, and acknowledged that he/she as such Executive Director executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of August, 2011.

_____
NOTARY PUBLIC
MY COMMISSION EXPIRES:

ANGELA HARRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:
July 8, 2013