BILL GARRETT, Davidson County
Trans:T20110059907 DEEDWARR
Recvd: 09/27/11 10:36 2 pgs
Fees:13.00 Taxes:967.55
20110927-0074665

Prepared By & Return To:
Clarity Title, LLC
815 Loretta Drive
Goodlettsville, TN 37072
File No. 11-0297

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$261,500.00.**

Dorothy Elaine Chevalier
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th day of September 2011.

Notary Public
Commission Expiration:

ADDRESS OF NEW OWNER:
Dorothy Elaine Chevalier
641 Old Hickory Blvd., Unit 306
Brentwood, TN 37027

SEND TAX BILLS TO:
Shelter Mortgage Co., LLC
4000 West Brown Deer Road
Brown Deer, WI 53209

MAP-PARCEL:
171030B13000C0

WARRANTY DEED

FOR AND IN 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,

Michael D. Green and wife, Rosemary Green

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Dorothy Elaine Chevalier, unmarried

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:

Land in Davidson County, Tennessee, described as Unit No. 46 of Townhomes of Fredericksburg, a Horizontal Property Regime located on Old Hickory Boulevard in Brentwood, Tennessee, together with easements as shown on the plat of Phase One, Section Three, Townhomes of Fredericksburg, of record in Plat Book 9700, page 485, said Register's Office, and described in a Declaration of Covenants, Conditions & Restrictions of record in Book 10126, page 435, as amended in Book 10224, page 683, Book 10294, page 850 and Book 10393, page 11, said Register's Office, all to which reference is hereby made for a more complete description thereof. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Townhomes of Fredericksburg, contained in the Declaration of Covenants, Conditions & Restrictions of record in Book 10126, page 430, as amended in Book 10224, page 683, Book 10294, page 850, Book 10393, page 11, Book 8920, page 65, Book 9500, page 393, Book 9860, page 840, Book 10694, page 541, Instrument #20000718-0070558 and Instrument #20050705-0076596, said Register's Office, are incorporated herein and made a part hereof the same as though copied herein.

Being the same property conveyed to Michael D. Green and wife, Rosemary Green by Deed dated August 2, 2011 from Karen A. Green, unmarried, filed in Instrument No. 20110809-0061127, Register's Office for Davidson County, Tennessee.

THIS PROPERTY WAS INVESTMENT PROPERTY AND WAS NEVER THE PRINCIPAL RESIDENCE OF THE GRANTOR.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the source of title shown above.

This is **improved** property known as: **641 Old Hickory Blvd., Unit 306 Brentwood, TN 37027**

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, ter heirs and assigns forever; and we do covenant with the said GRANTEE 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.

Witness my hand this 26 day of September 2011.

Michael D. Green

Rosemary Green

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Michael D. Green and wife, Rosemary Green**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 26 day of September 2011.

Notary Public
Commission Expiration:

JAKE CRUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: May 20, 2014

STATE OF TENNESSEE
COUNTY OF _____

On this the _____ day of _____, 20____, before me personally appeared _____, to me known to be the person who executed the foregoing instrument in behalf of _____ as Attorney in Fact, and who acknowledged that he/she executed the same as the free act and deed of said _____. Witness my hand and official seal.

Notary Public
Commission Expiration:

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, a Notary Public in and for said County and State, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged himself/herself to be the President of _____, the within named bargainor, a corporation, and that he/she as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself/herself as President.

Witness my hand and official seal at office this _____ day of _____, 20____.

Notary Public
Commission Expiration: