03

Realty Title

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

BILL GARRETT, Davidson County
Trans:T20110063759 DEEDWARR
Recvd: 10/12/11 13:42 2 pgs
Fees:13.00 Taxes:1702.00
20111012-0079353

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-201

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $460,000.00

Affiant

Subscribed and sworn to before me, this 4th day of October, 2011.

Notary Public
My commission expires: _____

03-1109-37306

Address of New Owner:	Send Tax Bills to:	Tax Information
Gregory M. Williams	Franklin American Mortgage	159-00-0-079
5606 Granny White Pike	501 Corporate Centre Drive, #400	
Brentwood TN 37027	Franklin, TN 37067	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Douglas B. Green, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Gregory M. Williams and wife, Shellie A. Watson Williams, hereinafter called the Grantees, their successors 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. 2 on the Plan of Section I, Bauer Subdivision, of record in Book 4350, Page 145, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Douglas B. Green and wife, Dianne L. Green, by deed from Steve Church dated July 11, 1996, recorded July 17, 1996, in Book 10123, Page 404, Register's Office for Davidson County, Tennessee. Douglas Bruce Green and Dianne Lynn Green were divorced by Final Decree of the Second Circuit Court for Davidson County, Tennessee, Docket No. 48D-1889. Dianne L. Green conveyed her interest in subject property to Douglas B. Green by Quitclaim Deed dated March 19, 1999, recorded April 5, 1999 in Book 11414, Page 778, said Register's Office. Douglas B. Green, a married man, and joined by his spouse, Ann Marie Flores, conveyed subject property to Douglas B. Green and Ann Marie Flores, husband and wife as joint tenants with right of survivorship by Quitclaim Deed dated December 21, 2005, recorded January 3, 2006, of record in Instrument No. 20060103-0000674, said Register's Office. Ann Marie Flores and Douglas Bruce Green were divorced by Final Decree of the Eighth Circuit Court for Davidson County, Tennessee, Docket No. 07D-2595. Ann Marie Flores conveyed her interest in subject property to Douglas B. Green by Quitclaim Deed dated November 27, 2007, recorded December 14, 2007, of record in Instrument No. 20071214-0144058, said Register's Office.

Douglas Bruce Green and Douglas B. Green being one and the same person. Dianne L. Green and Dianne Lynn Green being one and the same person.

Carolyn Ruth Green, wife of Douglas B. Green, hereby joins in the execution of this instrument to convey her marital interest, if any, in subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5606 Granny White Pike, 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 Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this 7th day of October, 2011.

Douglas B. Green

Carolyn Ruth Green

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Douglas B. Green and Carolyn Ruth Green, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 7th day of October, 2011.

Diane K. Mann
State of Tennessee at Large

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013

My Commission expires 02/11/13

My Commission Expires: 2/11/13