WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20120023436 DEEDWARR
Recvd: 04/02/12 08:57 2 pgs
Fees:13.00 Taxes:333.00
20120402-0027362

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$90,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF MARCH, 2012.

Notary Public

MY COMMISSION EXPIRES: 9-8-2013
(AFFIX SEAL)

DEBORAH H. BERRIE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Esquire Title & Escrow, Inc., 30 Burton Hills Blvd., Suite 200, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alanna E. Hilbink	Regions Mortgage	**148-14-35**
(NAME)	(NAME)	
3945 Keeley Drive	2050 Parkway Office Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Hoover, AL 35244	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Mickey Hanlon Hancock, unmarried**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Alanna E. Hilbink**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 23 on the Map of Blanchard Heights, of record in Book 2663, Page 62 and 63, Register's Office for said County to which plan reference is hereby made for a more particular description.

Being the same property conveyed to Mickey Hanlon Hancock by deed dated December 6, 1993 from Beverly Ann King Hancock of record in Book 9177, Page 602, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mickey H. Hancock and wife, Judy E. Hancock, by deed from Tolbert R. Melton and wife, Ruth J. Melton, of record in Book 4693, page 514, Register's Office for Davidson County, Tennessee; and further conveyed to Mickey H. Hancock, a single man, by Quitclaim Deed from Robert L. Jackson, Trustee, of record in Book 5939, Page 337, said Register's Office; and further conveyed to Mickey H. Hancock and wife, Beverly Ann Hancock by Quitclaim Deed from Larry R. Williams, Trustee, of record in Book 6288, Page 800, said Register's Office, the said Mickey H. Hancock being on and the same individual as Mickey Hanlon Hancock, and the said Beverly Ann Hancock being one and the same individual as Beverly Ann King Hancock.

unimproved ☐

This is improved ☒ property, known as **3945 Keeley Drive, Nashville, TN 37211**

(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 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 **30th day of March, 2012**.

Mickey Hanlon Hancock

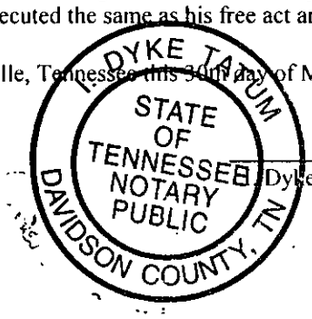
Mickey Hanlon Hancock

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, of State and County aforesaid, personally appeared **Mickey Hanlon Hancock** with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the person who executed the foregoing instrument for the purpose therein contained, and that he executed the same as his free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 30th day of March, 2012.



Commission expires: May 6, 2013

I. Dyke Tatum — Notary Public