WARRANTY DEED

JANE E. RABIDEAU
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.

State of Tennessee
County of Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of November, 2014

Notary Public

MY COMMISSION EXPIRES: September 21, 2016

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Imogene W. Bolin, Attorney at Law, 313 Enon Springs Road East, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ALH, LLC	ALH, LLC	165 14 0 076.00
(NAME)	(NAME)	
1214 Bayard Avenue	1214 Bayard Avenue	
(ADDRESS)	(ADDRESS)	
Murfreesboro, TN 37130	Murfreesboro, TN 37130	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, **TANISHA DILLON AND HUSBAND, TYMETRIC DILLON**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **ALH, LLC,** a Tennessee Limited Liability Company, 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. 7 on the Revised Plan of Peppertree Forest, Section One of record in Plat Book 6900, Page 973, 974 and 975, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Tanisha Presley, married, by Warranty Deed from Tressa A. Rouch, married,and Charles R. Rouch, dated June 13, 2003, and appearing of record in Instrument Number 20030617-0083466, Register's Office for Davidson County, Tennessee. For reference, Tanisha Presley subsequently married Tymetric Dillon and is now known as Tanisha Dillon

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Restrictions and easements as contained in Book 7982, Page 736; Deeds of Conveyance to Metropolitan Government of Nashville and Davidson County for water and/or sewer distribution system of record in Book 8287, page 31, Book 8287, page 54, Book 8855, page 555, Book 8855, page 559, Book 8855, page 616, and Book 8855, page 621; any and all matters as shown on plat of record in Plat Book 6900, pages 973, 974, and 975, including, but not limited to the restriction that Lot No. 7 is subject to a sinkhole which is to remain open for drainage as shown on said plat; all of the Register's Office for Davidson County, Tennessee; and to all zoning and subdivision regulations of the appropriate governmental body, along with any easements and rights of ways of public roads and utilities.

unimproved ☐

This is improved ☑ property, known as 4704 Greystone Street, Antioch, TN 37013
(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.

BILL GARRETT, Davidson County
Trans:T20140088987 DEEDWARR
Recvd: 11/25/14 15:14 2 pgs
Fees:13.00 Taxes:370.00
20141125-0108873

Witness my/our hands this 14th day of November, 2014.

Tanisha Dillon

Tymetric Dillon

State of Tennessee
County of Rutherford

Personally appeared before me **TANISHA DILLON AND TYMETRIC DILLON**, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 14th day of November, 2014.

Notary Public Jane E. Rabideau
My Commission Expires: September 21, 2016

File No.: 11002

