BILL GARRETT, Davidson County
Trans:T20170041478 DEEDWARR
Recvd: 05/16/17 10:00 2 pgs
Fees:13.00 Taxes:2219.63
20170516-0048363

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $599,900.00

Kristina K. Dekaio
Affiant

Subscribed and sworn to before me, this 12TH DAY OF MAY, 2017.

Danielle Marie Crane
Notary Public

MY COMMISSION EXPIRES: 4/18/21

(AFFIX SEAL)

Danielle Marie Crane State of Tennessee Notary Public Rutherford County

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
Birthright Title & Escrow, LLC
405 Two Mile Pike Ste B
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bryce W. Weeter and Courtney N. Love, as tenants in common	SWBC Mtg (NAME)	
610 B Hume Street (ADDRESS)	9311 San Pedro #100 (ADDRESS)	081-12-0I-002.00-CO
Nashville, TN 37208 (CITY) (STATE) (ZIP)	San Antonio, TX 78216 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Michael Scott Greene and Kimberly Greene, husband and wife, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Bryce W. Weeter and Courtney N. Love, as tenants in common, hereinafter called the Grantees, their heirs and assigns, that 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. 48 UNIT B ON THE PLAN OF MCGAVOCK'S HOMESTEAD ADDITION TO NASHVILLE, TENNESSEE OF RECORD IN BOOK 57, PAGE 9, AND DECLARATION COVENANTS, CONDITIONS AND RESTRICTIONS AT INSTRUMENT NO. 20140211-0012127 EXHIBIT B REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO MICHAEL SCOTT GREENE AND KIMBERLY GREENE, HUSBAND AND WIFE BY WARRANTY DEED FROM KEITH RIDLEY AND JOAN FLEMING-RIDLEY, A MARRIED COUPLE OF RECORD IN INSTRUMENT NO. 20141201-0110141 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO TAXES FOR THE YEAR 2017 AND SUBSEQUENT YEARS.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 610 B Hume Street, Nashville, TN 37208
(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/our hand(s) this 12th day of May, 2017.

WARRANTY DEED
(Continued)

Michael Scott Greene

Kimberly Greene

STATE OF Kentucky

COUNTY OF Warren

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Scott Greene and Kimberly Greene, husband and wife, the herein bargainor(s), 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, this the 12th day of May, 2017.

Notary Public

My Commission Expires: 3/7/20

(SEAL)

RETURN TO:
Birthright Title & Escrow, LLC
405 Two Mile Pike Ste B
Goodlettsville, TN 37072