This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Rutherford

The actual consideration or value, whichever is greater is $222,000.00.

Affiant

Subscribed and sworn before me this the 29 day of March, 2018.

Notary Public
My commission expires: 12/1/2020

JASON R. JONES STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Bill Garrett Davidson County
Batch# 75257 DEEDWARR
04/02/2018 10:58:40 AM 2 pgs
Fees: $13.00 Taxes: $821.40

20180402-0030125

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Christy A. Cater	Mortgage Investors Group	120-09-0 095.00
5836 Leslie Ave	8320 East Walker Springs Lane	
Nashville, TN 37209	Knoxville, TN 37923	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, KEITH M. DEERE AN UN MARRIED MAN., hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to CHRISTY A. CATER, AN UNMARRIED WOMAN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, being Lot No. 5A59 on the Plan of Glengarry park, Section 5-A, as of record in Book 3300, page 58, Register's Office for Davidson County, Tennessee.

Beginning at a point in the southeasterly margin of Dunalie Drive at the corner of Lots 5A58 and 5A59; thence with the line between said lots southeasterly 129.6 feet to a corner of Lot 5A60; thence with the line between Lots 5A59 and 5A60, southwesterly 129.5 feet to the margin of Glenpark Drive; thence with the margin of the same northwesterly 114.2 feet to the beginning of a curve; thence around said curve, northerly 41.4 feet to the margin of Dunalie Drive; thence with the margin of the same, northeasterly 111.2 feet to the point of beginning.

Being the same property conveyed to Keith M. Deere by deed from Mary C. Phillips, unmarried, dated 12/21/1998, of record in Book 11270, page 679, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 600 Glenpark Drive, Nashville, TN 37217.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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.

CK

KMD.

Witness my hand this the 29th day of March, 2018.

Keith M. Deere

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Keith M. Deere, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of March, 2018.

My commission expires: 9-10-2018

Notary Public

