Bill Garrett Davidson County
Batch# 96901 DEEDWARR
05/25/2018 12:35:30 PM 2 pgs
Fees: $13.00 Taxes: $1,047.10
20180525-0050366

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR ~~VALUE~~, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $283,000.00

~~Affiant~~

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21 DAY OF May, 2018.

~~Notary Public~~

MY COMMISSION EXPIRES: 3-8-2021

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bell Law Settlement Services, LLC 3102 West End Ave Suite 400, Nashville ~~TN~~ 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Mary Beth Wilson	Success Mortgage Partners, Inc	06110012600
(NAME)	(NAME)	
3871 Saunders Ave.	1200 S. Sheldon Rd. Ste 150	
(ADDRESS)	(ADDRESS)	
Nashville TN 37216	Plymouth, MI 48170	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT GRE, LLC, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary Beth Wilson, single and Stephanie G. Mahan, single as Joint Tenants with rights of survivorship and NOT as tenants in common, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Maplewood Heights Subdivision, as of record in Book 547, Pages 77 and 78, Register's Office for said County, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to GRE, LLC, By Warranty Deed from Barbara F. Richardson, a single woman, recorded on November 30, 2017, of record in Instrument No. 20171130-0122121, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Barbara F. Richardson, an unmarried woman, by Deed dated 03/01/1996 from, Lula L. Fulgham, unmarried and filed of record in Book 9963, Page 537, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 3871 Saunders Ave., Nashville, TN 37216.

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations

This is:						
Improved	property, known as	3871 Saunders Ave.	Nashville	TN	37216	
		(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 our hands 05/21/18.

GRE, LLC

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, John A Bell Jr, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Authorized Agent of GRE, LLC, the within named bargainor, and he as such Authorized Agent being authorized so to do, executed the foregoing instrument (DEED) for the purposes therein contained by signing the name of GRE, LLC, by himself as Authorized Agent.

Witness my hand and official seal at Nashville, Tennessee, this 21 day of May, 2018.

Notary Public
My Commission Expires: 3-8-2021

True Copy Certification

I, Dellana Lawhorn, do hereby make an oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, S Thompson, a notary public for this county and state, Dellana Lawhorn, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 12.03.19

Notary's Signature