RETURN TO
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD
SUITE 101
NASHVILLE, TN 37215

Bill Garrett Davidson County
Batch# 103322 DEEDWARR
06/12/2018 10:44:05 AM 2 pgs
Fees: $13.00 Taxes: $1,110.00

20180612-0056277

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Drive, S-290
Brentwood, TN 37027
18-1060

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $300,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4th day of June, 2018

Notary Public
Commission Expires: 8-20-2019

EMILY H. PROPHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Address of New Owner	Send Tax Bills To:	Map & Parcel
Charles W. Fawcett, III 3442 GOLF CLUB LN ~~3362 Hillsboro Pike~~ Nashville, TN 37215	New owner 3442 Golf Club Lane Nashville TN 37215	117-07-0H-012.00-CO

WARRANTY DEED

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, I/WE,

Jodie F. Greene, a single woman

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Charles W. Fawcett, III, married Man

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:

Land in Davidson County, Tennessee, being Unit No. 3362 on the Plan of Roderick Square, of record in Plat Book 6250, Page 928, Register's Office, Davidson County, Tennessee, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Roderick Square, a horizontal property regime established by Master Deed of record in Book 6867, Page 385, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Jodie F. Greene, a single woman by Warranty deed from Peter C. Marshall, Jr, unmarried, and Peter C. Marshall, Sr. and wife, and Carol J. Marshall, of record in Instrument No. 20140711-0061287, Register's Office for Davidson County, Tennessee, dated July 07, 2014 and recorded on July 11, 2014.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 3362 Hillsboro Pike, Nashville, TN 37215.

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 so 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 uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 4th day of June, 2018.

Jodie F. Greene

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

Jodie F. Greene

with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 4th day of June, 2018.

Notary Public

My Commission Expires: 5/2/22

(Notary Seal)

