WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $705,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF MAY, 2022.

Notary Public

MY COMMISSION EXPIRES: 1-11-26

(AFFIX SEAL)

KAN TERRELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

G-BMR-22-02221

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Robert Vellinga and Caroline Vellinga	**Movement Mortgage**	
(NAME)	(NAME)	**072-08-0-107.00**
2221 Thistlewood Ave	**12 Cadillac Drive**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	**Brentwood, TN 37027**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **THOMAS GREER AND ANTHONY HOLLINGSWORTH, MARRIED TO EACH OTHER,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **ROBERT VELLINGA AND CAROLINE VELLINGA, HUSBAND AND WIFE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors 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. 27 on the Plan of Dalewood, Section 1, of record in Plat Book 1424, Page 108, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Anthony Hollingsworth, unmarried and Thomas Greer, unmarried, as joint tenants with right of survivorship by Warranty deed from King Investment Group, LLC, a Tennessee limited liability company of record in Instrument No. 20160503-0043086 Register's Office for Davidson County, Tennessee, dated April 29, 2016 and recorded on May 03, 2016.

Being the same property conveyed to Thomas Greer and Anthony Hollingsworth, a married couple by Quitclaim deed from Thomas Greer and Anthony Hollingsworth, a married couple of record in Instrument No. 20220404-0038356 Register's Office for Davidson County, Tennessee, dated March 25, 2022 and recorded on April 04, 2022.

This conveyance is subject to:
- Taxes for the year 2022, and all subsequent years a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 1424, Page 108, Register's Office for Davidson County, Tennessee.
- Restrictions of record in Book 1729, Page 154, Register's Office for Davidson County, Tennessee.
- Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4191, Page 580, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **2221 Thistlewood Ave, Nashville, Tennessee 37216**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Karen Johnson Davidson County
Batch# 865384 **DEEDWARR**
06/01/2022 08:11:15 AM 2 pgs
Fees: $13.00 Taxes: $2,608.50

20220601-0062882

Witness my/our hand(s) this the 25th DAY OF MAY, 2022.

Thomas Greer by Anthony Hollingsworth
Attorney in Fact

Thomas Greer by Anthony Hollingsworth,
Attorney in Fact

Anthony Hollingsworth

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANTHONY HOLLINGSWORTH, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of THOMAS GREER, and who acknowledged he executed the same as the free act and deed of the said THOMAS GREER.

Witness my hand and official seal, this the 25th of May, 2022.

Notary Public
My Commission Expires: _____
(SEAL)

LINDSAY M. BLAKELY
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/02/2024
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANTHONY HOLLINGSWORTH, the within named bargainor, 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, this the 25th of May, 2022.

Notary Public
My Commission Expires: _____
(SEAL)

LINDSAY M. BLAKELY
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/02/2024
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212