Karen Johnson Davidson County
Batch# 1392355 DEEDWARR
03/12/2026 01:48:30 PM 3 pgs
Fees: $18.00 Taxes: $795.50
20260312-0019796

WARRANTY DEED	STATE OF TN COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $215,000.00. AFFIANT SUBSCRIBED AND SWORN TO ME ON 3/12/26 NOTARY PUBLIC MY COMMISSION EXPIRES 9.5.2028

J. KAYE CLARK
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/05/2028
DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY AND RETURN TO:
CLOSED LLC
2540 Madison Street, Suite F, Clarksville, TN 37043
File # 1855-26LLC-TN

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Cassandra Patton	New Owner	038-00-0-136
3651 Alessio Road		
Whites Creek, TN 37189		

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Brandy Greenwood, an unmarried woman

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Cassandra Patton

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND DESCRIBED AS FOLLOWS, TO-WIT:

A Certain Tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Being Tract No. 2 of Durocher Subdivision, No. 2, which fronts 190.16 feet on the Southerly margin of Alessio Road and runs back between lines 474.69 feet on the Easterly line and 567.83 feet on the Westerly line to a line on the rear on which it measures 205.57 feet.

Included with this conveyance is the 1996 FLEE manufactured home, VIN TNFLT27AB12613SR12,

which has become and is affixed such that the manufactured housing unit is an improvement to and made part of the real property, and to which the certificate of title has been properly surrendered to the State of Tennessee (detitled) pursuant to TCA §55-3-128, on February 12, 2026.

Being the same property further conveyed to Willis Greenwood and wife, Joyce Greenwood, by Quitclaim Deed from Ronald K. Nevin, dated 02/28/1992 and recorded on 03/09/1992 of record in Book 8570, Page 216, in the Register's Office of Davidson County, Tennessee, Also being the same property title to which vested in Willis Greenwood upon the death of his wife, Joyce Greenwood (DOD 5/15/2016, by reason of their tenancy by the entirety. The said Willis Greenwood having since died testate on 6/10/25 and under the terms of her Last Will and Testament recorded in the Cheatham County Chancery Court File 25-P1431 real property title vested in Brandy Greenwood. TennCare release obtained 7/2/2025 a copy of which can be found in the Chancery Court Probate File.

This is property known as 3651 Alessio Road Whites Creek, TN 37189

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

- TAXES FOR THE YEAR 2026 AND SUBSEQUENT YEARS.
- ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR SAID COUNTY.

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) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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.

Witness my hand on 3/11/26.

Brandy Greenwood
Brandy Greenwood

STATE OF Tennessee
COUNTY OF Cheatham

Personally appeared before me, a Notary Public of said County and State, Brandy Greenwood, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, on 3/11/26.

NOTARY PUBLIC
My Commission Expires: 7/25/26

DANA L. AUSTIN
NOTARY PUBLIC
STATE OF TENNESSEE
CHEATHAM COUNTY

Tennessee Certification of Electronic Document

I, Elizabeth Levsen, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on March 11, 2026.

Date: March 11, 2026

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Sworn to and subscribed before me this March 11, 2026.

Notary Public
My Commission Expires: 7/25/26

