THIS INSTRUMENT PREPARED BY:
Douglas A. Brace
Ortale, Kelley, Herbert & Crawford
Third Floor, Noel Place
200 Fourth Avenue North
Nashville, TN 37219-2196

Bot 36

WARRANTY DEED

MAP - PARCEL NUMBER (S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
149-02-QB 112.00 CC	K.Dwight Southworth 4824 ShSone Drive Old Hickory, TN 37138	New Owner BOOK 7648 PAGE 990
FIELD BOOK NUMBER (S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
		PROPERTY IS ☐ IMPROVED ☒ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

FEE 2 WILLIAM R. BURR REGISTER DAVIDSON COUNTY, TN
SEP 9 3 48 PM '88
IDENTIFICATION REFERENCE
6 6 2 9 2

PICCADILLY PARTNERS II

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto K. DWIGHT SOUTHWORTH d/b/a SOUTHWORTH CUSTOM HOMES

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, _____ State of Tennessee, described as follows:

Being Lot No. 180 on the Plan of Phase II, Piccadilly Square, as of record in Book 6250, pages 92, 93 and 94, Register's Office for Davidson County, Tennessee.

Being part of the property conveyed to Piccadilly Partners II by Quitclaim deed from Laventure Properties, Inc., as of record in Book 6818, page 70, as re-recorded in Book 6831, page 992 and by Deed of Correction of record in Book _____, page _____, being recorded simultaneously herewith.

This conveyance is made subject to Declarations of Covenants and restrictions embracing uses, assessments, liens, easements, party walls, obligations, burdens and other undertakings, Articles of Incorporation of Piccadilly Square Homeowner's Association, By-Laws of the Association, Information Brochure, additional restrictive covenants for Single and Two Family Dwelling Units, Common Area Worksheets, Master Deed, all as made, provided and set out in instrument of record in Book 6236, page 683 and Amendments to Declarations of Covenants and Restrictions of record in Book 6295, page 506, et seq; Book 6295, page 520, et seq; Book 6295, page 534, et seq; Book 6300, page 409, et seq; re-recorded in Book 6306, page 833, et seq; Book 6496, page 100, et seq; Book 6496, page 107, et seq; Book 6496, page 114, et seq; Book6518, page 184, et seq; and Book 6518, page 190, et seq; all in the Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully siezed and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successorsand assigns against the lawful claims of all persons.

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

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 31 day of August, 19 88

PICCADILLY PARTNERS, II

SEE ATTACHED SCHEDULE FOR PROPER SIGNATURES.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7648 PAGE 991

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____

_____

the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF _____

COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____

_____ the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 13,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF September 19 88

COMMISSION EXPIRES 3/11/90 (AFFIX SEAL)

Notary Public

NOTARY PUBLIC * DAVIDSON COUNTY *

WARRANTY DEED

FROM

TO

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

_____ and _____,

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged _____ to be the _____ and _____ respectively, of _____, a corporation, the bargainor, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires. _____

Notary Public

PICCADILLY PARTNERS II

Michael P. Buchness
Michael P. Buchness

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

George S. Sara
George S. Sara

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

Edward H. Klopp
Edward H. Klopp

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

Attorney-In-Fact for the said parties shown hereon, by Power of Attorneys being recorded in the Register's Office for Davidson County, Tennessee, simultaneously with this instrument.

Michael P. Siewruk
Michael P. Siewruk

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

Robert J. Trace, Jr.
Robert J. Trace, Jr.

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

William L. Carter
William L. Carter

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

Daniel R. Eisemann
Daniel R. Eisemann

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

Carl A. Sutton
Carl A. Sutton

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

David V. Vanek
David V. Vanek

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

Julie Wells Cheek
Julie Wells Cheek

David M. Lassiter
David Lassiter

Ellen Trace
Ellen Trace

BY: Tyree B. Harris, alty.-in-fact
Tyree B. Harris, Attorney in Fact

STATE OF Tennessee)

COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Julie Wells Cheek, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged herself to be a partner of Piccadilly Partners, II the within named bargainor, a partnership, and that she as such partner, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership by herself as Partner.

Witness my hand and seal this 1st day of September, 1988.

Katherine A Brown
Notary Public

My commission expires: 5/13/89

* * * * * * * * *

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public, of the State and County aforesaid, personally appeared David Lassiter, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged himself to be a partner of Piccadilly Partners II, the within named barginor, a partnership, that that he as such partner, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership by himself as Partner.

Witness my hand and seal this 2nd day of September, 1988.

Katherine A Brown
Notary Public

My commission expires: 5/13/89

* * * * * * * * * *

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 2nd day of September, 1988, before me personally appeared Tyree B. Harris, to me known to be the person who executed the foregoing instrument for the purposes therein contained and who executed the foregoing instrument in behalf of Michael P. Buchness, George S. Sara, Edward H. Klopp, Michael P. Siewruk, Robert J. Trace, Jr., William L. Carter, Daniel R. Eisemann, Carl A. Sutton and David V. Vanek as partners of Piccadilly Partners II, and acknowledged that he executed the same as the free act and deed of the said Michael P. Buchness, George S. Sara, Edward H. Klopp, Michael P. Siewruk, Robert J. Trace, Jr., William L. Carter, Daniel R. Eisemann, Carl A. Sutton and David V. Vanek.

Witness my hand and official seal at Nashville, Tennessee.

Katherine A Brown
Notary Public

My commission expires: 5/13/89

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 9th day of September, 1988, before me personally appeared Tyree B. Harris, to me known to be the person who executed the foregoing instrument for the purposes therein contained and who executed the foregoing instrument in behalf of Ellen Trace, as a partner of Piccadilly Partners II, and acknowledged that he executed the same as the free act and deed of the said Ellen Trace.

Witness my hand and official seal at Nashville, Tennessee.

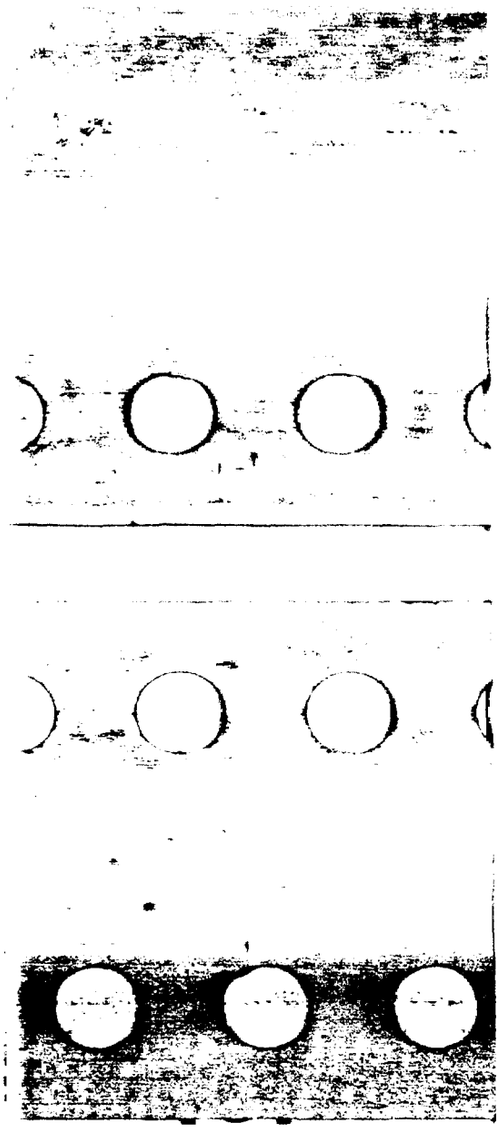
Katherine A. Brown
Notary Public

My commission expires: 5/13/89

5613 09/09 0101 03CHECK 60.71

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 7648 PAGE 995

CK - CHANGE NOTE
MG - MORTGAGE
WD - WARRANTY DEED
QC - QUIT CLAIM DEED
CD - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

~~CAMT~~	~~13750.00~~
~~CON TX~~	~~45.21~~
PRFEE	0.50
WDEED	15.00
TOTAL	60.71
CHECK	60.71

09/09/88 01 15:48 0001 5613

66292

IDENTIFICATION REFERENCE

SEP 9 3 48 PM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 132653