PICK-UP

Davidson County DEEDWARR
Recvd: 10/17/06 11:47 2 pgs
Fees:13.00 Taxes:40.70

20061017-0128845

File No. 250600748

# WARRANTY DEED

Bethany Porter
State of Tennessee Notary Public
Rutherford County

STATE OF
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF JUNE, 2005.

Bethany Porter
Notary Public

MY COMMISSION EXPIRES: 8/14/09
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
David W. Kious, Attorney
Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Morrow Family Limited Partnership | SAME | 052-13-0-064.00 |
| (NAME) MARIA MURDOCK | (NAME) MORROW FAMILY LIMITED PARTNERSHIP C/O MARIA MURDOCK | |
| (ADDRESS) 2541 MIAMI AVE | (ADDRESS) 2541 MIAMI AVE | |
| NASHVILLE TN 37214 | NASHVILLE TN 37214 | |
| (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, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Hamill Properties, LLC, a Tennessee Limited Liability Company**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES HEREBY TRANSFER AND CONVEY UNTO **Morrow Family Limited Partnership, a Tennessee General Partnership**, HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS 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 all of Lot No. 25, on the Plan of Map Of Woodale Grove Annex, Subdivision of Part of J.H. Gothard's Lands, as shown by plat appearing of record in Plat Book 547, Pages 109 and 110, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being part of the same property conveyed to Lineage Realty Company, Inc. by Quitclaim Deed dated March 15, 2004 of record in Instrument No. 20040415-0042594, and being part of the same property further conveyed to Hamill Properties, LLC, a Tennessee Limited Liability Company by Warranty Deed dated May 27, 2005 of record in Instrument No. 20050603-0063282, Register's Office for Davidson County, Tennessee.

All matters shown on the plan of record in Plat Book 547, Pages 109 and 110; all in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☒

This is improved ☐ property, known as Lot 25, Woodale Grove Annex, Nashville, TN
(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 GRANTEE, ITS SUCCESSORS and assigns forever; and Grantor covenants with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, ~~has a good right to convey~~ it and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, ITS SUCCESSORS 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 this 24th day of June, 2005.

Hamill Properties, LLC

By: Denise Hamill
~~Denise Hamill~~, Manager/ Member

By: Dale R. Hamill
Dale R. Hamill, Member

STATE OF MICHIGAN

COUNTY OF Kent

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared Denise Hamill and Dale R. Hamill, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be Manager/ Member and Member, respectively, the within named bargainor, a limited liability company, and that they as such Manager/ Member and Member, as duly authorized executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by themselves as Manager/Member and Member.

Witness my hand at office this 24th day of June, 2005.

Commission expires: 11-4-2005

Notary Public

LISA M. WYATT
Notary Public, Kent County, MI
My Commission Expires Nov. 4, 2005

**File Number: 250600748**

**RETURN TO:**

Southern Title Services
1535 W. Northfield Blvd., Suite 16
Murfreesboro, TN 37129