File No. 281100275

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $116,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF NOVEMBER, 2008.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THOMAS K. SIDWELL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires NOV 6, 2009

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
5107 Maryland Way
Brentwood, TN 37027

11/26/08

Davidson County DEEDWARR
Recvd: 12/03/08 11:31 2 pgs
Fees:13.00 Taxes:429.20

20081203-0117310

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bree T. Collier	Bree T. Collier	13302020200
(NAME)	(NAME)	
182 Antioch Pike	182 Antioch Pike	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37211	
(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 considerations, the receipt of which is hereby acknowledged, I, Billy R. Morris, married, hereinafter called the grantors(s), have bargained and sold, and by these presents do transfer and convey unto Bree T. Collier, unmarried, hereinafter called the grantee(s), HER 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 Lot No. 2, Plan of Dr. Z.C. Gammel's Subdivision of a part of D.C. Buell's Tract of record in Plat Book 2083, Page 73, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Billy R. Morris by Warranty Deed from Robert L. Ryan and wife, Gladys Ryan, dated July 29, 1985, recorded July 31, 1985 in Book 6618, Page 583, Register's Office for Davidson County, Tennessee.

Davidson County Taxes for the year 2009 and subsequent years, a lien, not yet due and payable. All prior years are paid. Tax Parcel Identification Number 13302020200.

Subject to all matters as set forth on the plat of record in Plat 2083, Page 73, Register's Office for Davidson County, Tennessee.

Restrictive Covenants of record in Deed Book 2248, Page 47, 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 182 Antioch Pike, Nashville, TN 37211
(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(S), HER 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), HER 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/our hands this 26th day of November, 2008.

Billy R. Morris

Jeannie Morris

Jeannie Morris wife of Billy R. Morris joins in this instrument to convey any and all interest she has in said property.

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, Billy R. Morris and Jeannie Morris, with whom I am personally acquainted, and who acknowledged the execution of the within instrument for the purpose therein contained on this 11/26/2008.

Witness my hand at office this 26th day of November, 2008.

Commission expires:

Notary Public

File Number: 281100275

RETURN TO:

Sidwell Title
5107 Maryland Way
Brentwood, TN 37027

K. THOMAS SIDWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
My Commission Expires NOV. 8, 2008
11-8-09