BILL GARRETT, Davidson County
Trans:T20110060713 DEEDWARR
Recvd: 09/29/11 14:16 2 pgs
Fees:13.00 Taxes:1061.90
20110929-0075619

Prepared By & Return To:
Tennessee Title Services, LLC
131 Saundersville Rd, Suite 212
Hendersonville, TN 37075
11-0102HV

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $287,000.00

Affiant

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 8, 2013

SUBSCRIBED AND SWORN TO BEFORE ME THIS 28th day of September, 2011

Notary Public
Commission Expires: July 8, 2013

Address of New Owner	Send Tax Bills To:	Map & Parcel
Gilbert W. Acheson 111 Dorris Avenue Goodlettsville, TN 37072	SWBC Mortgage Corporation 5055 Maryland Way, Suite 200 Brentwood, TN 37027	018-16-0-024.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Caleb Lane Morris and wife, Angela G. Morris

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Gilbert W. Acheson, an unmarried man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the l0th Civil District of Davidson County, Tennessee, in the Town of Goodlettsville, and more particularly described according to a survey by L. B. Petty, Surveyor, July 31, 1957, as follows:

Beginning at a point on the northerly margin of an unnamed street also known as Dorris Street at a point 200 feet S 79 deg. 15 min. W. of intersection of said unnamed Street and Main Street or Nashville Springfield Highway; thence N. 22 deg. 30 min. W. 390.5 feet to a point; thence S. 84 deg. 00 min. W. 226 feet to the easterly margin of W. C. Moncrief, Inc. Property; thence S. 15 deg. 00 min. E. 404 feet to the northerly margin of a right of way, an extension of Dorris or unnamed Street; thence N. 79 deg. 15 min. E. along said right-of-way and Dorris or unnamed Street: 275 feet to the point: of beginning, containing 2.28 acres, more or less.

Included in the above but excluded therefrom is that portion thereof described in the deed of record in Book 4391, page 559, said Register's Office.

Being the same property conveyed to Caleb Lane Morris and Angela Gabrielle Gaskins, by Warranty Deed, from Joyce Childers, Jackie Wayne Wright, Emma Jean Wright, Judy Flemmings, Vickie Burgess, and Wesley Dean Birdwell, JR., Devisees of the Estate of Robert V. Wright and Joyce Childers, Executrix of the Estate of Robert V. Wright, of record in Instrument # 20061127-0146114, Register's Office for Davidson County, Tennessee, dated November 22, 2006 and recorded November 27, 2006.

Angela Gabrielle Gaskins is now known as Angela G. Morris.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 111 Dorris Avenue, Goodlettsville, TN 37072.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we so covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 28th day of September, 2011.

Caleb Lane Morris

Angela G. Morris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Caleb Lane Morris and Angela G. Morris** 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 at Goodlettsville, Tennessee this 28th day of September, 2011.

KIM GILLESPIE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public
My Commission Expires: 10/23/12

(Notary Seal)