BILL GARRETT, Davidson County
Trans:T20130080690 DEEDWARR
Recvd: 09/18/13 08:40 2 pgs
Fees:13.00 Taxes:418.10
20130918-0098104

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $113,000.00

Affiant

Subscribed and sworn to before me, this 13th day of September, 2013.

Notary Public
My commission expires: 3/4/15

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

03-1309-38047

Address of New Owner:	Send Tax Bills to:	Tax Information
Precision Field Services, LLC 4620 Heath Rd. Nashville TN 37221	CASH	126-00-0-117.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Edward Moriarty, Trustee of The Edward J. Moriarty Revocable Trust u/a/d May 16, 2002**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Precision Field Services, LLC, a Tennessee Limited Liability Company**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Tract 8A, on the Plan of Boundary Survey for Robert & Connie Delaney, by Howard George and Associates, Project Number 8910, dated April 11, 1989, and also being further described according to a survey by John B. Kohl, III, dated June 29, 1994, as follows:

BEGINNING at a point 338.60 feet from the intersection of Heath Road and Deer Ridge Road, formerly Gatry Road; thence from the center of Heath Road, South 49 degrees 10 minutes East, passing an iron pin set at 25.87 feet, a total distance of 1005.04 feet to an iron pin set; thence North 41 degrees 16 minutes East 89.30 feet to a point; thence North 32 degrees 17 minutes West 922.64 feet to the center of Heath Road; thence along a curve to the right 171.08 feet (Delta = 8 degrees 33 minutes 20 seconds, Radius = 1145.69 feet, Tangent = 85.70 feet, Chord: South 58 degrees 11 minutes West 170.92 feet); thence South 62 degrees 28 seconds West 129.04 feet; thence along a curve to the right 78.00 feet (Delta=7 degrees 00 minutes 20 seconds, Radius=638.06 feet, Tangent = 39.05 feet, Chord: South 58 degrees 50 minutes West 77.95 feet) to the point of beginning of the herein described tract.

Being the same property conveyed to Edward J. Moriarty, III by Special Warranty Deed from Fannie Mae a/k/a Federal National Mortgage Association, dated July 21 2011, recorded July 28, 2011, of record in Instrument No. 20110728-0057847, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Edward Moriarty, Trustee of The Edward J. Moriarty Revocable Trust by Quitclaim Deed from Edward J. Moriarty, III, unmarried, dated August 5, 2011, recorded August 16, 2011, of record in Instrument No. 20110816-0063050, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 4620 Heath Rd., Nashville, TN 37221

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, 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 this 13th day of September, 2013.

Edward J Moriarty

Edward Moriarty, Trustee of the Edward J. Moriarty Revocable Trust u/a/d May 16, 2002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Edward Moriarty, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he is the Trustee of the Edward J. Moriarty Revocable Trust u/a/d May 16, 2002 and that he is authorized as the Trustee to execute the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 13th day of September, 2013.

Kimbra Spann

State of Tennessee at Large

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires: 3/4/15.