KAREN McCALLA NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

BILL GARRETT, Davidson County
Trans:T20140032199 DEEDWARR
Recvd: 05/09/14 09:27 3 pgs
Fees:18.00 Taxes:1672.40

20140509-0039671

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $382,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF MAY, 2014.

Notary Public

MY COMMISSION EXPIRES: April 12, 2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Guaranty Company, 1980 Post Oak Blvd, Houston, TX 77056

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHRIS A. DeLONG	Chris A. DeLong	**11810014300**
(NAME)	(NAME)	
3452 CRESTRIDGE DRIVE	3017 Smith Lane	
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37204	Franklin, TN 37069	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

THIS INDENTURE, made and entered into this 5th day of May, 2014, by and between **JAMES ORVILLE MORGAN, IV and CAITLIN PARSONS MORGAN, husband and wife,** party of the first part, and **CHRIS A. DeLONG AND KAROL ANN DeLONG,** husband & wife, parties of the second part,

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate situated and being in the County of **DAVIDSON**, State of **TENNESSEE**, to wit:

Land in Davidson County, Tennessee, being Lot No. 85 and the southwesterly part of Lot No. 86 on the map of Pleasant Valley, of record in Plat Book 1424, page 63, Register's Office of Davidson County, Tennessee and described according to a copy of a survey made by Wm. A. Pitts, July 16, 1949, as follows: Said lot and part of lot adjoin and front together 67.1 feet on the westerly side of Crestridge Drive and runs back between lines 139.2 feet on the south line of Lot No. 85 and 168.6 feet on the northeast line of the southwest part of Lot No. 86 to a dead line, measuring 138 feet thereon.

Being the same property conveyed to James Orville Morgan, IV and Caitlin Parsons Morgan, husband and wife by Warranty Deed dated 09/06/2011 from Turner Skipper, IV and wife, Heather Skipper of record in Instrument 201109120070613, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their heirs, successors and assigns in fee simple forever.

See Exhibit B for exceptions to title

; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity is referred to, and pronouns shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed the day and year first above written.

JAMES ORVILLE MORGAN,IV

CAITLIN PARSONS MORGAN

STATE OF Alabama

COUNTY OF Jefferson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named JAMES ORVILLE MORGAN,IV, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 18 day of April, 2014.

Commission expires: 12/06/17

WILLIAM ARCHIBALD ROBERTS JR NOTARY PUBLIC ALABAMA STATE AT LARGE

Notary Public

STATE OF Jefferson

COUNTY OF Alabama

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named CAITLIN PARSONS MORGAN, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 18 day of April, 2014.

Commission expires: 12/06/2017

Notary Public

WILLIAM ARCHIBALD ROBERTS JR NOTARY PUBLIC ALABAMA STATE AT LARGE

EXHIBIT B

Subject to the following:

All matters as set forth per Plat Book 1424, Page 63, said Register's Office.