This Instrument Prepared By:
Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Heinro Van Zyl
4963 Tyne Ridge Court
Nashville, Tennessee 37220

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Regions Bank d/b/a Regions Mortgage
2050 Parkway Office Circle
Birmingham, AL 35244

MAP 146-5
GROUP
PARCEL 21.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Millicent E. Morley, Trustee of The Millecent E. Morley Revocable Living Trust Agreement dated July 16, 2012, ,** hereinafter called the Grantor, has bargained and sold, and by these presents, does hereby transfer and convey unto **Heinro Van Zyl and Thomas J. Brown, Joint tenants with Right of Survivorship**, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Treemont, as shown by plat and survey of record in Plat Book 6250, page 895, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Millicent E. Morley, Trustee of The Millecent E. Morley Revocable Living Trust Agreement dated July 16, 2012 by Quitclaim Deed dated July 16, 2012, from Millicent Dugan Morley, a married woman of record in Instrument No. 20120723-0064582, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2014 and subsequent years.

This is **improved** property known as **4963 Tyne Ridge Court, Nashville, Tennessee 37220.**

BILL GARRETT, Davidson County
Trans:T20140048284 DEEDWARR
Recvd: 07/07/14 14:55 2 pgs
Fees:13.00 Taxes:3515.00
20140707-0059649

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, their heirs and assigns, , forever, and, Grantor does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, Grantor does further covenant and bind itself, its successors 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 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 the **10th** day of **June, 2014.**

Millicent E. Morley, Trustee of The Millecent E. Morley Revocable Living Trust Agreement dated July 16, 2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Millicent E. Morley** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged herself to be **Trustee** of **Millicent E. Morley, Trustee of The Millecent E. Morley Revocable Living Trust Agreement dated July 16, 2012**, the within named bargainor, and that she as such, with the authority so to do, executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 10th day of June, 2014.

Thomas I. Bottorff
NOTARY PUBLIC

THOMAS I. BOTTORFF STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 10/23/2017

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $950,000.00.

AFFIANT

Subscribed and sworn to before me on this 10th day of June, 2014.

NOTARY PUBLIC
Expires:
My Commission Expires: 10/23/17

THOMAS I. BOTTORFF STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY