BILL GARRETT, Davidson County
Trans:T20140078035 DEEDWARR
Recvd: 10/16/14 11:19 2 pgs
Fees:13.00 Taxes:111.00
20141016-0095591

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is **$30,000.00**.

Affiant

Subscribed and sworn to before me, this the 10th day of October, 2014.

Notary Public

My commission expires: 09-11-2015

(AFFIX SEAL)

KRISTEN JACOBY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Quarterhorse Construction, LLC	**New Owner**	**018-12-0-080.00**
680 N. Main Street		
Goodlettsville, TN 37072		

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,

ETHEL EMERSON, UNMARRIED,

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

QUARTERHORSE CONSTRUCTION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,

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 2nd Civil District of Davidson County, Tennessee, being Lot(s) 2, as shown on the map entitled Final Plat of D.B. Kimmel Addition Resubdivision, of record in Plat Book 8250, page 77, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to ETHEL EMERSON, by Deed from PAULA J. ALLMAN, ANGELA S. HANNAH, AND DOUGLAS CLYDE GRAYBILL, of record in Book 10369, page 307, dated March 3, 1997, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is unimproved property known as **605 N. Main Street, 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 Grantor does covenant with said Grantees that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my 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 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 hand(s) this 10 day of October, 2014.

Ethel Emerson

Ethel Emerson

STATE OF South Carolina
COUNTY OF Horry

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Ethel Emerson**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10 day of **October, 2014.**

J. B. Temple

Notary Public

My Commission Expires: 9-3-2018

JAY B. TEMPLE NOTARY PUBLIC COM. EXP. 09-03-18 SOUTH CAROLINA