PREPARED BY (AND RETURN TO):

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Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

BILL GARRETT, Davidson County
Trans:T20140078980 DEEDWARR
Recvd: 10/20/14 16:18 2 pgs
Fees:13.00 Taxes:1134.49
20141020-0096762

W & I Ref: (DM) Title No.: 56950
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Justin Edward King 4545 Heath Road Nashville, TN 37221	SAME

TAX MAP PARCEL NUMBERS: 12600011800

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$306,620.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Mark R. Wolery and wife, and Ruth A. Wolery**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Justin Edward King** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in the 9th Civil District of Davidson County, Tennessee, and being described according to a survey by P.A. Chapdelaine, Tennessee Surveyor No. 882, dated May 2, 1983, and being served by an unnamed easement road which existed with gravel prior to July 1, 1984, and said easement road being established on May 8, 1979, by Instrument of record in Book 5393, page 898, now known as Heath Road and being shown on Right-of-Way Dedication Plat for Heath Road of record in Book 11190, page 85, Register's Office for Davidson County, Tennessee, and the within described property consisting of 5.78 acres, more or less, described as follows:

Beginning at an iron pin in the center of an easement road which joins the road described in Book 5393, page 898, now known as Heath Road and being shown on Right-of-Way Dedication Plat for Heath Road of record in Book 11190, page 85, Register's Office for Davidson County, Tennessee, also being R.C. Bibbs NW corner as shown in Book 5976, page 555, Register's Office for Davidson County, Tennessee; thence with the center of said continuing easement road as follows: N. 16 deg 09' 04" E 429.98' to a point; thence with a curve in the northerly direction N 20 deg 55' 55" E 106.37' and having a radius of 638.06, to a point; thence N 69 deg 53' 24" W 180.08' to a point; thence with a curve in a northerly direction N 32 deg 51' 49" W 436.46' and having a radius of 337.70, to a point; thence N 04 deg 09' 47" W 665.92' to an iron pin; thence in a westerly direction N 85 deg 50' 13" W 25.00' to an iron stake; thence in a southerly direction S 04 deg 09' 47" W 1496.90' along the easterly line of Kehoe as of record in Book 5252, page 190, said Register's Office to an old iron rod thence along Stein's northerly line as of record in Book 5211, page 704, said Register's Office, S 74 deg 25' 54" E 292.73' to the point of beginning.

Being the same property conveyed to Mark R. Wolery and wife, Ruth A. Wolery by Warranty Deed from Tommie D. Hill, II and wife, Karen C. Hill, dated July 21, 2000 and recorded on July 25, 2000 of record in Doc. No. 20000725-0073604, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2015, and subsequent years; All Matters shown on the Plan, with Owner's Certificate, of record in Book 11190, page 85, said Register's Office. Grant of Utility of Easement of record in Book 8653, page 259, said Register's Office. Title to that portion of the premises embraced within the bounds of Heath Road.

This is improved property, known as 4545 Heath Road, 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 Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 17th day of October, 2014.

Mark R. Wolery

Ruth A. Wolery

State of Tennessee

County of Davidson

On this 17th day of October, 2014, before me the undersigned authority, personally appeared Mark R. Wolery and Ruth A. Wolery, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: March 3, 2015

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consider or value, whichever is greater, for this transfer is: $306,620.00.

Affiant

Sworn and subscribed before me this 20th day of October, 2014.

My Commission Expires: 11-6-17

Notary

REBECCA L. CAREY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires NOV. 6, 2017