BILL GARRETT, Davidson County
Trans:T20150033122 DEEDWARR
Recvd: 05/01/15 08:17 2 pgs
Fees:13.00 Taxes:688.20
20150501-0039085

This Instrument Prepared By:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW15191

Send Tax Bills To:
Ft M Bank
50 Franklin St
Clarksville, TN 37040

New Owner is:
Jordan Kyle Cocklin
3001 Whitland Crossing Drive
Nashville, TN 37214

MAP: 096-09-0B

PARCEL: 037.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **John W. Parks, unmarried, and Danny L. Dalton, unmarried,** hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Jordan Kyle Cocklin and Kelsey Cocklin, husband and wife,** hereinafter referred to as Grantee, their heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Improved Property Known As: **3001 Whitland Crossing Drive, Nashville, TN 37214**

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 3001, Donelson's Place, as shown on Exhibit "B" to Declaration of Protective Covenants, Conditions and Restrictions of record in Instrument Number 20070703-0079564, as amended in Instrument Number 20070712-0083113 (which includes revised Exhibit "B" Plan of Donelson's Place), and further amended in Instrument Number 20070816-0098067 and Instrument Number 20101026-0085599 (as corrected in Instrument Number 20101112-0091023), Register's Office for Davidson County, to which reference is made for a more complete description.

BEING the same property conveyed to John W. Parks and Danny L. Dalton, as tenants in common with rights of survivorship, by Quitclaim Deed from John W. Parks, dated 12/20/12 and recorded 1/31/13 in Instrument No. 20130131-0010234; and being the same property previously conveyed to John W. Parks, a single man, by Warranty Deed from J2K Builders, LLC, dated 12/20/12 and recorded 12/26/12 in Instrument No. 20121226-0118780, Register's Office for Davidson County, Tennessee. Subsequently, John W. Parks having conveyed subject property to John W. Parks and Danny L. Dalton, tenants in common with right of survivorship, by Deed of Correction being recorded simultaneously herewith in Instrument Number 20150501-0039084, Register's Office for Davidson County, Tennessee.

JP JD
Sellers Initials

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 24th day of April, 2015.

GRANTOR(S):

JOHN W. PARKS

DANNY L. DALTON

ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **John W. Parks and Danny L. Dalton**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 24th day of April, 2015.

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

NOTARY PUBLIC
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$186,000.00**.

AFFIANT

SWORN TO and subscribed before me this 24th day of April, 2015.

JOHN S. DAVIES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My commission expires: 3-6-18