NEW OWNER:
RICHARD K. KNOWLES
2814 GREER ROAD
GOODLETTSVILLE, TN 37072

SEND TAX BILLS TO:
TENNESSEE TRUST MORTGAGE, INC.
6398 HIGHWAY 41-A
PLEASANT VIEW, TN 37146

Map & Parcel
01100017500

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 01208-27468

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087

FILE NO: 15-0918

Space for Recorder's stamp

BILL GARRETT, Davidson County
Trans:T20150072558 DEEDWARR
Recvd: 08/26/15 13:02 3 pgs
Fees:18.00 Taxes:595.70
20150826-0086533

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Sixty-One Thousand and 00/100 Dollars ($161,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **WILLIAM C. WICKERT and wife, JANE R. WICKERT and WILLIAM C. WICKERT, TRUSTEE and JANE R. WICKERT, TRUSTEES OF THE WICKERT REVOCABLE LIVING TRUST** ("Grantor") have this day bargained and sold and by these presents do hereby transfer and convey unto **RICHARD K. KNOWLES and BETTY RUTH KNOWLES, husband and wife,** ("Grantee"), their heirs and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

Land located in DAVIDSON County, Tennessee, and being known and designated as all of Lot No. 1 of Hunters Ridge Subdivision, Section 1, an area of 87,120 square feet or 2.00 acres, more or less, as shown on the plat of the same of record in Plat Book 8250, Page 699, in the Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description of said property.

Being the same property conveyed to WILLIAM C. and JANE R. WICKERT REVOCABLE LIVING TRUST by Quitclaim Deed from William C. Wickert and Jane R. Wickert, dated March 3, 2010, and of record in Instrument No. 20100316-0019854, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to WILLIAM C. WICKERT and wife, JANE R. WICKERT by Warranty Deed from Gary F. Hahn, unmarried, dated April 4 1997, and of record in

Book 10415, Page 889, Register's Office for DAVIDSON County, Tennessee.

This description is the same as in the prior deed.

THIS IS IMPROVED PROPERTY which has the address of **2814 GREER ROAD, GOODLETTSVILLE, TN 37072**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 8250, Page 699, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS OUR SIGNATURE hereto this 21st day of August, 2015.

William C Wickert
WILLIAM C. WICKERT

Jane R. Wickert
JANE R. WICKERT

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **WILLIAM C. WICKERT and JANE R. WICKERT**, 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 and official seal at office this 21st day of August, 2015.

NOTARY PUBLIC

My commission expires: 2/11/19

JO ANN AULDS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THE WICKERT REVOCABLE LIVING TRUST

BY: William C Wickert
WILLIAM C. WICKERT, TRUSTEE

BY: Jane R. Wickert
JANE R. WICKERT, TRUSTEE

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **WILLIAM C. WICKERT and JANE R. WICKERT, TRUSTEES OF THE WICKERT REVOCABLE LIVING TRUST**, 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 and official seal at office this 21st day of August, 2015.

NOTARY PUBLIC

My commission expires: 2/11/19

JO ANN AULDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is **$161,000.00.**

AFFIANT

Sworn to and subscribed to before me this 21st day of August, 2015.

NOTARY PUBLIC

My commission expires: May 22, 2019

MICHELLE LEE PEPPER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY