This Instrument Prepared By:
K. Brian Hay, Attorney at Law
104 W. 6th Street, Ste. 200
Columbia, TN 38401

Davidson County DEEDWARR
Recvd: 09/02/15 14:53 3 pgs
Fees:18.00 Taxes:989.75
20150902-0089564

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes
Cui Ping Wu	NEW OWNER
917 S. WICKSHIRE WAY	
BRENTWOOD TN 37027	

WARRANTY DEED

FOR AND IN CONSIDERATION OF One Dollar ($1.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which are hereby acknowledged, **Louis V. Morrow and wife Julia M. Morrow** *(herein called "Grantor")*, has this day bargained and sold, transferred and conveyed and by these presents does bargain, sell, transfer and convey unto **Cui Ping Wu** *(herein called "Grantee")* the following described property situated and located in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot 181, SUGAR VALLEY, SECTION FOUR, as shown on plat of record in Instrument No. 200005230051444, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Quitclaim Deed from Louis V. Morrow and wife, Julia M. Wright now Morrow to Louis V. Morrow and wife, Julia M. Morrow, as tenants by the entirety, as recorded on the 1st day of August, 2007 in Instrument No. 20070801-0091189 and Warranty Deed from Yazdian Construction, Inc., a Tennessee Corporation to Louis V. Morrow, an unmarried person and Julia M. Wright, an unmarried person, as joint tenants with right of survivorship, as recorded on the 24th day of June, 2002 in Instrument No. 20020624-0075489, in the Register's Office of Davidson County, Tennessee.

Tax Parcel #181-01-0-A-127.00

The property description used herein above is the same as contained in the last deed of reference and no new boundary survey is available.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, its successors and assigns in fee simple forever.

Grantor covenants that Grantor is lawfully seized and possessed of said real estate, has full power and lawful authority to sell and convey the same; that the title thereto is free, clear and unencumbered except for easements and restrictions, if any, appearing in the Davidson County, Tennessee Register of Deeds office; and, Grantor will forever warrant and defend the same against the lawful claims of all persons whomsoever.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 24th day of August, 2015.

GRANTOR:

Louis V. Morrow

Louis V. Morrow

Julia M. Morrow

Julia M. Morrow

STATE OF TENNESSEE

COUNTY OF MAURY

Before me, Teresa J. Smith, a Notary Public of the County and State first above written, personally appeared **Louis V. Morrow and wife Julia M. Morrow**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 24th day of August, 20

Teresa J. Smith
Notary Public
My Commission Expires: September 18, 2017

SEAL

TERESA J. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
MAURY COUNTY, TENN.

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for the transfer or the value of the property transferred, whichever is greater, is **$267,500.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 24 day of August, 2015.

Notary Public
My Commission Expires: 12-6-16

(SEAL)

CHARLES A. SULLIVANT, JR.
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires

True Copy Certification

I, Charles A. Sullivant, Jr., do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Mark B. Leedom, a notary public for this county and state, Charles A. Sullivant, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/11/17
Notary' Seal (if on paper)

