BILL GARRETT, Davidson County
Trans:T20150075461 DEEDWARR
Recvd: 09/03/15 15:08 6 pgs
Fees:33.00 Taxes:555.00
20150903-0090112

GENERAL WARRANTY DEED

FROM: Alex Michael Heughan and Donna Heughan, Grantors

TO: Cheryl Harris, Trustee, Grantee

This instrument was prepared by:
Jeffrey R. King
Stites & Harbison, PLLC
401 Commerce Street, Suite 800
Nashville, Tennessee 37219

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes:	Map Parcel Numbers:
Cheryl Harris, Trustee O'Neil, Hagaman, PLLC 3310 West End Avenue, Suite 400 Nashville, Tennessee, 37203	New Owner	025-00-0-041.00

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is ONE HUNDRED FIFTY THOUSAND AND NO/100 DOLLARS ($150,000.00).

Cheryl Harris
Affiant

SUBSCRIBED AND SWORN TO before me, this the 31st day of August, 2015.

Notary Public

My Commission Expires: 1-6-17

REBECCA L. CAREY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017

FOR AND IN CONSIDERATION OF the sum of Ten and No/100 Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, ALEX MICHAEL HEUGHAN and wife, DONNA HEUGHAN, (collectively, "Grantors"), have bargained and sold, and by these presents do transfer and convey unto CHERYL HARRIS, TRUSTEE FOR THE HILLS HOLLOW TRUST ("Grantee"), her successors and assigns, those certain tracts or parcels of

land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is unimproved property consisting of approximately 6.53 acres along Hills Hollow Road in Davidson County, Tennessee.

This conveyance is expressly made subject to those matters more specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to Grantee, her successors and assigns forever.

And Grantors do covenant with Grantee that Grantors are lawfully seized and possessed of the Property in fee simple, Grantors have a good right to convey the Property, and the Property is unencumbered and unrestricted except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Grantors do further covenant and bind Grantors, their heirs, successors and assigns, to warrant and forever defend the title to the Property to Grantee, her successors and assigns, against the lawful claims of all persons whomsoever except as to those matters set forth on Exhibit B, to which this conveyance is expressly made subject.

Witness my hand this 31st day of August, 2015.

ALEX MICHAEL HEUGHAN

DONNA HEUGHAN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Rebecca L. Carey, a Notary Public of said County and State, ALEX MICHAEL HEUGHAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, Tennessee, this 31st day of August, 2015.

Notary Public

My Commission Expires: 11-6-17

REBECCA CAREY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Rebecca L. Carey, a Notary Public of said County and State, DONNA HEUGHAN, 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 and seal, at Office in Nashville, Tennessee, this 31st day of August, 2015.

Notary Public

My Commission Expires: 11-6-17

REBECCA L. CAREY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017

EXHIBIT A

Property Description

The following paragraph describes a tract of land in the 10th Civil District of Davidson County, Tennessee, said tract being a that property which was conveyed to Alex Michael Heughan, et ux, by Candace R. Knight, et vir, in a deed of record which is recorded in Deed Book 9379, Page 821, Register's Office for Davidson County, Tennessee, (RODCT).

Beginning at an iron pin (new), in the westerly boundary of a tract of land which belongs to Earnest E. Seaton, having a deed reference in Deed Book 5585, Page 201, RODCT, the southeast corner of a tract of land which belongs to Cheryl Harris-Trustee, having a deed reference in Instrument No. 20030918-0138295, RODCT, the northeast corner of this tract and continuing, as follows:

S 06 26'02" W, crossing Dry Creek, and passing a common corner of said tract of land which belongs to Earnest E. Seaton, and a tract of land which belongs to Robert J. Wingo, Jr., having a deed reference in Instrument No. 20150209-0011931, RODCT, and continuing on in all, 790.00 feet to an iron pin (old), a common corner of said tract of land which belongs to Robert J. Wingo., Jr., and a tract of land which belongs to Barnett Mahand, having a deed reference in Instrument No. 20130919-0098831, RODCT;

thence, S 06 25'26" W, 281.64 feet to an iron pin (old), in the westerly boundary of said tract of land which belongs to Barnett Mahand, the northeast corner of a tract of land which belongs to Alex W. Heughan, having a deed reference in Instrument No. 2011210-0135685, RODCT;

thence, N 82 29'22" W, 268.54 feet to an iron pin (old), the northeast corner of said tract of land which belongs to Alex W. Heughan, in the easterly boundary of a second tract of land which belongs to Cheryl Harris-Trustee, having a deed reference in Deed Book 9736, Page 880, RODCT;

thence, N 06 20'43" E, crossing Hills Hollow Road, (not a public road), and continuing on in all, 1040.07 feet to an iron pin (new), the northeast corner of said second mentioned tract of land which belongs to Cheryl Harris-Trustee, and in the southerly boundary of said first mentioned tract of land which belongs to Cheryl Harris-Trustee;

thence, S 89 10'34" E, 271.35 feet, to the point of beginning, containing 6.53 acres, as surveyed by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz and Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee, 37172, dated August 3, 2015.

Being the same property conveyed to ALEX WILSON HEUGHAN, by deed from LUCY BEASLEY MOORE AND CLIFFORD CHARLES HEUGHAN, of record in Book 2702, page 339, dated August 10, 1957, said Register's Office.

Being the same property conveyed to ALEX MICHAEL HEUGHAN AND CANDICE R. KNIGHT, by Quitclaim Deed from ALEX WILSON HEUGHAN AND WIFE, JEWELL HEUGHAN, of record in Book 8416, page 991, dated July 17, 1991, said Register's Office.

Being the same property conveyed to ALEX MICHAEL HEUGHAN AND WIFE, DONNA HEUGHAN by Quitclaim Deed from CANDICE R. KNIGHT AND HUSBAND, BOBBY GENE KNIGHT, JR., of record in Book 9379, page 821, dated June 9, 1994, Register's Office for Davidson County, Tennessee.

EXHIBIT B

Encumbrances

1. Davidson County taxes for 2015 constitute a lien, but are not yet due and payable.