SEND TAX BILLS TO NEW OWNER:
David A. Wilson
706 Heritage Square Dr.
Madison , TN 37115

THIS INSTRUMENT PREPARED
BY: Gary L. Dilliha
Attorney at Law
Springfield, Tennessee

BILL GARRETT, Davidson County
Trans:T20150093872 DEEDWARR
Recvd: 11/04/15 08:58 2 pgs
Fees:13.00 Taxes:384.80
20151104-0112242

Map & Parcel: 042-07-0A-023.00 CO

THIS DEED OF CONVEYANCE, executed and delivered by **SANDRA E. MARSH**, unmarried, hereinafter called the Grantor, to **DAVID A. WILSON**, unmarried, hereinafter called the Grantee;

WITNESSETH:

That for and in consideration of the sum of TEN DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the Grantor has this day bargained and sold, and does by these presents hereby sell, transfer and convey unto the said Grantee, heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, being more particularly described as follows, to-wit:

Being Lot(s) 23, as shown on the map entitled Second Revised Plan of the Heritage Square, Phase One, of record in Book 5200, page 282, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

RESTRICTIONS: The above described property is subject to those restrictions appearing of record in Book 5588, Page 807, Register's Office for Davidson County, Tennessee, and to easements, setback lines, notes, environmental and conservation notes and all other matters as indicated on the map entitled Second Revised Plan of the Heritage Square, Phase One, of record in Book 5200, page 282, said Register's office.

Being the same property conveyed to SANDRA E. MARSH, by deed from SUSAN MERRITT F/K/A SUSAN M. NANEZ AND GRACE I. WILLIS, of record as Instrument No. 20001031-0108061, dated October 23, 2000, said Register's Office.

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantee, heirs and assigns.

The Grantor further covenants with the Grantee, heirs and assigns, that she has a good and perfect right to convey same, and that said property is unencumbered, except as otherwise set forth herein.

The Grantor further covenants with the Grantee that she will warrant and forever defend the title to said property against the lawful claims and demands of all persons whomsoever.

Taxes are to be prorated and possession granted as of the date of this deed.

IN WITNESS WHEREOF, the Grantor has hereunto set her signature this the 30th day of October, 2015.

SANDRA E. MARSH

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Sandra E. Marsh** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that she executed the foregoing instrument for the purposes and considerations therein contained.

WITNESS my hand and official seal of office this the 30th day of October, 2015.

My Commission Expires:

GARY L. DILLIHA
STATE OF TENNESSEE NOTARY PUBLIC
EXP. 06-06-2017
ROBERTSON COUNTY

NOTARY PUBLIC

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STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

I or we, hereby swear or affirm that the actual consideration for this transfer, or value of property or interest in property transferred, whichever is greater, is **$104,000.00** which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED and SWORN to before me this the 30th day of October, 2015.

My Commission Expires:

GARY L. DILLIHA
STATE OF TENNESSEE NOTARY PUBLIC
EXP. 06-06-2017
ROBERTSON COUNTY

NOTARY PUBLIC/Register