Box# 14
G#28205-3A

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160026797 DEEDWARR
Recvd: 04/04/16 09:37 2 pgs
Fees:13.00 Taxes:508.75
20160404-0031495

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$137,500.00.**

Affiant

Subscribed and sworn to before me, this the 1st day of April, 2016.

Notary Public

My commission expires:
(AFFIX SEAL)

HOUSTON W. HOWELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Emily Barnes	**Ascend Federal Credit Union**	**Map 133 -11-0 Parcel 117.00**
300 Cathy Jo Drive	P.O. Box 1210	
Nashville, TN 37211	**Tullahoma, TN 37388**	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

John Michael Parker, a married man

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Emily Barnes, an unmarried woman

HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No.136, on the Plan of Section Two of Valley View Meadows, of record in Book 3600, Page 60, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING all the same property conveyed to John Michael Parker, by Special Warranty Deed from Parker & Watts Construction Co., Inc., a/k/a Parker & Watts Construction Company, Incorporated, a Tennessee corporation, dated April 30, 2010, of record in Instrument No. 20100430-0033159, Register's Office for Davidson County, Tennessee.

Jennifer Lynn Carey Parker, spouse of the above named John Michael Parker, joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, including any marital rights and homestead exemption.

The conveyance of the above described parcel of land is subject to the following:

1) All matters shown on the Plan of record in Book 3600, Page 60, said Register's Office;
2) Taxes for 2016, a lien not yet due and payable, which have been prorated and assumed by the Grantee herein.

This is Improved (_X_) Unimproved (____) property, known as **300 Cathy Jo Drive, Nashville, TN 37211**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand(s) this 1st day of **April, 2016.**

John Michael Parker

Jennifer Lynn Carey Parker

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **John Michael Parker,** the within named seller, 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 official seal at Nashville, Tennessee, this **1st** day of **April, 2016.**

Notary Public

My Commission Expires: _____

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Jennifer Lynn Carey Parker**, the within named seller, 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 official seal at Nashville, Tennessee, this **1st** day of **April, 2016.**

Notary Public

My Commission Expires: _____

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017