| THIS INSTRUMENT WAS PREPARED BY | STATE OF TENNESSEE<br>COUNTY OF DAVIDSON |
|---|---|
| Bankers Title & Escrow Corp.<br>3310 West End Ave., Ste. 540<br>Nashville, TN 37203 | THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00.<br>Affiant<br>SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY of may, 2016.<br>Notary Public<br>MY COMMISSION EXPIRES: March 3, 2020<br>(AFFIX SEAL) |

BILL GARRETT, Davidson County
Trans:T20160037736 DEEDWARR
Recvd: 05/06/16 09:26 2 pgs
Fees:13.00 Taxes:240.50
20160506-0044921

PRISCILLA C. URBANEK NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENNESSEE

# WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Bill Pridemore and Denise Pridemore | NEW OWNER | |
| 1537 Neely's Bend Road | | 05311001400 |
| Madison, TN 37115 | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Ginny Cash Charnock, Trustee of the GCC Investment Trust dated December 7, 2012,**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Bill Pridemore and wife, Denise Pridemore,**

HEREINAFTER CALLED THE GRANTEES, 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. 21 in Block "A" on the Plan of Subdivision Map No. 3 of Life & Casualty Insurance Company Property at Old Hickory, Tennessee, of record in Plat Book 974, Page 11, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to Ginny Cash Charnock, Trustee of the GCC Investment Trust dated December 07, 2012 by Quitclaim deed from Elizabeth Tarr Charnock of record in Instrument No. 20141104-0101572 Register's Office for Davidson County, Tennessee, dated October 29, 2014 and recorded on November 04, 2014.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is UNIMPROVED property known as **Lot No. 21, 0 Park Circle, Old Hickory, TN 37138.**

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, their heirs and assigns forever; and we do covenant with 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 this the 4 day of May, 2016.

GCC Investment Trust dated December 7, 2012

BY: Ginny Cash Charnock, Trustee
Ginny Cash Charnock, Trustee

STATE OF TN

COUNTY OF Putnam

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ginny Cash Charnock, Trustee of the GCC Investment Trust dated December 7, 2012,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 4th day of May, 2016.

My Commission expires: 5/24/18

Emily Rich
Notary Public

EMILY RICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF PUTNAM