Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $156,200.00

Affiant

Subscribed and sworn to before me, this 7th day of March, 2016

Notary Public
My commission expires: 8-5-18

ERIN KIROUAC
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

BILL GARRETT, Davidson County
Trans:T20160048374 DEEDWARR
Recvd: 06/08/16 10:55 2 pgs
Fees:13.00 Taxes:577.94
20160608-0057828

Address of New Owner:	Send Tax Bills to:	Tax Information
The Lake Parkway Trust Po Box 160772 Nashville, TN 37216	New Owner	097-04-0-004.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **David J. Frye, a married man,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Trey Cain, Trustee of The Lake Parkway Trust,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Section One, Lake Park of record in Plat Book 4175, Page (s) 134 and 135, 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 the same property conveyed to David J. Frye, a single person by Warranty deed from Danny Frye and Sarah J. Frye of record in Book 8782, page 786, Register's Office for Davidson County, Tennessee, dated November 09, 1992 and recorded on November 10, 1992. (Value or consideration shown in aforementioned deed $10,000.00.)

This property is improved property known as 4054 Lake Parkway, Hermitage, TN, 37076-3130.

This conveyance is subject to the following: Subject to all matters shown on the Plan of record in Plat Book 4175, Page (s) 134 and 135, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 7th day of March, 2016.

David J. Frye

Delores Watkins

Delores Watkins joins in this conveyance to convey any marital interest she may have on the property.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **David J. Frye and Delores Watkins,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at this the 7th day of March, 2016.

Notary Public

My Commission expires: 3-8-16

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

FILE NO: 2016024189