BOX 10-A

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20160054646 DEEDWARR
Recvd: 06/27/16 13:28 2 pgs
Fees: 13.00 Taxes: 1017.50
20160627-0065376

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,000.00

Kathleen Bean
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 27 DAY OF June 2016.

Notary Public

MY COMMISSION EXPIRES: 9-18-17
(AFFIX SEAL)

TONIA B. CHERRY
NOTARY PUBLIC
STATE OF TENNESSEE
SUMNER COUNTY
My Commission Expires SEPT. 18, 2017

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
5715 Morrow, LLC	New Owner	
(NAME) 2517 Eugenia Ave., Ste. 202	(NAME)	091-06-096.00
(ADDRESS) Nashville, TN 37211	(ADDRESS)	
(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, WE, **LIZZIE MARIE WOOLEY AZBILL, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **5715 MORROW, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** 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 the 5th Ward of the City of Nashville, in the 1st Civil District of Davidson County, Tennessee, being a part of an unnumbered tract shown on the Plan of West Park Addition, as of record in Book 2330, Page 39, Register's Office for said County, and lying North of Lots 4 and 5 on said plan, described as follows:

Beginning at a point in the South margin of Morrow Road, 250.8 feet East of the East margin of 59th Avenue North; thence Southerly parallel to 59th Avenue North, 200 feet to the Northwest corner of Lot No. 5 on said West Park Addition; thence with the North line of Lots 4 and 5, South 58° 54' East 100 feet to the common Northerly corner of Lot No. 3 and 4; on said Plan; thence North, parallel to the East margin of 59th Avenue North, 200 feet to the South margin of Morrow Road; thence with the margin of the same, Westerly 100 feet to the point of beginning.

Being the same property conveyed to William Edward Azbill and wife, Lizzie Marie Wooley Azbill by Warranty Deed from Allen Carter Brown and wife, Sara D. Brown, recorded on the 2nd day of February, 1982 in Book 5847, Page 790, in the Register's Office of Davidson County, Tennessee. William Edward Azbill has died. Lizzie Marie Wooley Azbill is sole surviving Tenant by the Entirety.

This conveyance is subject to 2016 Real Property taxes; all matters appearing on the plan of record in Plat Book 2330, Page 39, said Register's Office; and Easement for Sanitary Sewer/ Storm Drainage, recorded in Book 8808, Page 851, said Register's Office.

This is unimproved _ / improved x property, known as 5715 Morrow Road, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

Witness my hand this 24 day of June, 2016

Lizzie Marie Azbill

LIZZIE MARIE WOOLEY AZBILL

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lizzie Marie Wooley Azbill, the bargainor, 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 24 day of June, 2016.

Commission expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 7, 2017

Notary Public