STATE OF Tennessee
COUNTY OF Davidson

Return to: Birthright Title, LLC
2734 N. Mt. Juliet Road
Mt. Juliet, TN 37122

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $235,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF September, 2016.

Notary Public
MY COMMISSION EXPIRES: 3-27-18
File No. G16-6122D

MORGAN O'NEILL NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

BILL GARRETT, Davidson County
Trans:T20160083107 DEEDWARR
Recvd: 09/22/16 08:55 2 pgs
Fees:13.00 Taxes:869.50
20160922-0099775

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Maurice Harris and Sherita Harris, husband and wife (NAME)	Hancock Mtg (NAME)	151-9-A-235 CO
605 Chestwick Court (STREET ADDRESS)	One Sugar Creek Blvd #100 (STREET ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Sugarland, TX 77478 (CITY) (STATE) (ZIP)	

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Trina Marie Ricker Sampley Gholson, married,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Maurice Harris and Sherita Harris, husband and wife,** 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. 235 on the final plat of PHASE 3, SECTION 1, LONG HUNTER CHASE, as of record in Instrument # 20001103-0109138, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Trina Marie Ricker Sampley, an unmarried woman from Rodney L. Sampley, an unmarried man and Trina Marie Rucker Sampley, an unmarried woman, who acquired title as Trina M. Sampley, husband and wife, by Quit Claim Deed dated January 31, 2011, as Instrument No. 20110303-0016897, in the Register's Office for Davidson County, Tennessee. Trina Marie Ricker Sampley has since married and is now know as Trina Marie Ricker Sampley Gholson. Larry D. Gholson joins in this conveyance for the purpose of conveying any interest he may have in said property, particularly his marital interest.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations on title set forth in restrictions recorded in Book 9430, Page 251, Book 9534, Page 938, Book 9534, page 942, and Instrument # 20010514-0049630, and in any allied instrument(s) referred to in said restrictions.
2. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Instrument # 2000110-30109138, Register's Office for Davidson County, Tennessee.
3. Charter of Homeowner's Association of record in Book 9433, page 953, Register's Office for Davidson County, Tennessee.

4. Sewer Easement as recorded in Instrument # 20009060088771 and # 200009060088272, Register's Office for Davidson County, Tennessee.
5. Bylaws of record in Book 9430, page 279, Register's Office for Davidson County, Tennessee.
6. Easement to Tennessee Telephone Company as recorded in Book 9661, page 919, Register's Office for Davidson County, Tennessee.
7. Common Area conveyed to Homeowner's Association of record in Book 9649, page 764, Instrument # 200308200120927, Book 9432, Page 792, and Instrument # 2002100301120427, Register's Office for Davidson County, Tennessee.
8. Easement for Water Mains and Appurtenances as recorded in Book 8197, page 288, Register's Office for Davidson County, Tennessee.
9. Easement for Sanitary Sewers as recorded in Book 11497, Page 592 and in Book 9988, page 793, Register's Office for Davidson County, Tennessee.
10. Easement for water mains as recorded in Book 9988, Page 821, Book 8358, Page 91, and in Book 8197, Page 288, Register's Office for Davidson County, Tennessee.
11. Easement for drainage ditch as recorded in Book 4717, page 515, Register's Office for Davidson County, Tennessee.
12. Easement for sanitary sewers/storm drainage as recorded in Instrument # 200010300107415, Register's Office for Davidson County, Tennessee.
13. This is a Planned Housing Development and is subject to Homeowner's dues and liens for assessment thereof.

The 2015 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 605 Chestwick Court, Antioch, TN 37013.

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. Whenever 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/our hand(s) this 20th day of September, 2016.

Trina Marie Ricker Sampley Gholson — September 20, 2016
Trina Marie Ricker Sampley Gholson — Date

Larry D. Gholson — September 20, 2016
Larry D. Gholson — Date

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 Trina Marie Ricker Sampley Gholson and Larry D. Gholson, wife and husband, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 20th day of September, 2016.

My Commission Expires: 8/11/2018

Notary Public

TRUDY MILLIKEN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066