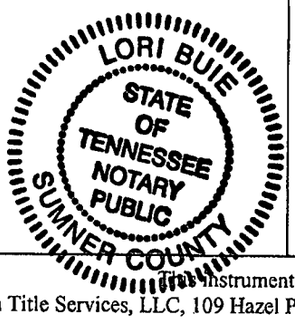
| | |
|---|---|
|   | State of Tennessee<br>County of Sumner<br>THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,000.00<br>SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF Sept, 2016.<br>Notary Public<br>MY COMMISSION EXPIRES: 9/25/19 |

This instrument prepared by:
Freedom Title Services, LLC, 109 Hazel Path, Suite 2, Hendersonville, TN 37075

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP/PARCEL |
|---|---|---|
| MORGAN HOMES, INC. | New Owner | 033-06-0-A/057.00 |
| (NAME) 102 HAZEL PATH, SUITE 4 | (NAME) | |
| (ADDRESS) HENDERSONVILLE, TN 37075 | (ADDRESS) | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

BILL GARRETT, Davidson County
Trans:T20160085834 DEEDWARR
Recvd: 09/29/16 15:07 2 pgs
Fees:13.00 Taxes:166.50
20160929-0102913

# WARRANTY DEED

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 HEREBY ACKNOWLEGED, WE, J.D. EATHERLY, FOR EATHERLY PROPERTIES, HEREINAFTER CALLED GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MORGAN HOMES, INC., A TENNESSEE CORPORATION, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

**BEING LOT NO. 57 OF THE FINAL PLAT OF ECHO HILL ESTATES, SECTION FOUR, OF RECORD IN INSTRUMENT NO. 20050127-0010265, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.**

**BEING A PART OF THE SAME PROPERTY CONVEYED TO J.D. EATHERLY, FOR EATHERLY PROPERTIES, BY WARRANTY DEED FROM ECHO HILL JOINT VENTURE, A TENNESSEE GENERAL PARTNERSHIP, RECORDED ON FEBRUARY 20, 2003, IN INSTRUMENT NO. 20030220-0022453, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.**

**This is unimproved property, known as 208 SOLITUDE CIRCLE, GOODLETTSVILLE, TN 37072.**

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to said Grantees. Grantors covenant with Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and restrictions and easements of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness our hands this 23rd day of September 2016.

J.D. EATHERLY

STATE OF TENNESSEE
COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned authority, J.D. EATHERLY, with whom I am personally acquainted, and made oath that they executed the foregoing instrument as a free act and deed and for the purposes therein contained.

DONE at offices in Hendersonville, Tennessee, on this the 23rd day of September 2016.

NOTARY PUBLIC
My commission expires: 7/2/18

BOBBI J BEAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MY COMMISSION EXPIRES:
JULY 2, 2018