WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20160099692 DEEDWARR
Recvd: 11/10/16 13:12 2 pgs
Fees:13.00 Taxes:2146.00
20161110-0119145

LAURA MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

$580,000.00

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $580,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of November, 2016.

NOTARY PUBLIC

My commission expires: 3/6/18

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mitchell Glenn Shepard & Cindy L. Shepard 900 Old Hickory Blvd. Brentwood, TN 37027	New Owner	159-00-0-149.00

FOR AND IN CONSIDERATION of the sum of Five Hundred Eighty Thousand and 00/100 Dollars ($580,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged; the undersigned, **MARIE Y. WILLIAMS, UNMARRIED**, hereinafter called the Grantor, has bargained and sold and by these presents does hereby transfer and convey unto, **MITCHELL GLENN SHEPARD AND WIFE, CINDY L. SHEPARD**, hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Section One, Bokor Heights of record in Plat Book 3842, Page 268, Register's Office for Davidson County, Tennessee, for which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Marie Lang by Quitclaim deed from David Lang, unmarried of record in Instrument No. 20071102-0129221, Register's Office for Davidson County, Tennessee, dated October 25, 2007 and recorded on November 2, 2007 and by Deed of Correction (filed to correct erroneous reference to Silvia Marie Lang as Grantee) recorded in Instrument No. 20071129-0138264, Register's Office for Davidson County, Tennessee. Marie Lang, and incorrectly Silvia Marie Lang, is now known as Marie Y. Williams.

This conveyance is made subject to the following:
1) All matters as shown on the Plan of record in Plat Book 3842, Page 268, Register's Office for Davidson County, Tennessee.
2) Restrictions of record in Book 4330, Page 676, Register's Office for Davidson County, Tennessee.
3) Any and all existing easements and restrictions of record.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantees, ther heirs and assigns, forever.

The undersigned covenant with the said Grantees that she is lawfully seized and possessed of said real estate; that she has a good right to convey the same; and that it is unencumbered.

The undersigned further covenant and bind herself, her heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 4th day of November, 2016.

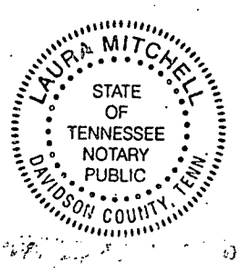
Marie Y. Williams

MARIE Y. WILLIAMS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Marie Y. Williams, 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 seal, this the 4th day of November, 2016.



Notary Public

Laura Mitchell
Printed Notary Name

My commission expires: 3/6/18