(1)

Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $12,500.00.

Affiant

Subscribed and sworn to before me this 11th day of November, 2016.

Notary Public
My Commission Expires: June 24, 2018

BILL GARRETT, Davidson County
Trans:T20160102605 DEEDWARR
Recvd: 11/21/16 09:38 2 pgs
Fees:13.00 Taxes:46.25
20161121-0122370

D. SHAYNE ADAIR STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

16-0662

Address of New Owner:	Send Tax Bills to:	Tax Information:
Daniel T. Smith	New Owner	
112 Forest Retreat Road		017-00-0-120.00
Hendersonville, TN 37075		

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 acknowledged, we

Vernon L. Harris, unmarried

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Daniel T. Smith, married

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being further described according to a survey prepared by Jeffrey P. Chandler, Surveyor, TN RLS No. 2353, Chandler Surveying, dated April 3, 2008 as follows; to-wit:
PROPERTY DESCRIPTION – PROPOSED TRACT 2

BEGINNING AT A SET IRON ROD BEING 25' MORE OR LESS FROM THE CENTER LINE OF LOWER WALKERS CREEK ROAD AND BEING THE COMMON CORNER TO TRACT 2 OF THIS TRACT AND THE COMMON CORNER TO VERNON L. HARRIS AS OF RECORD IN DEED BOOK 4589, PAGE 142, R.O.D.C., SAID IRON ROD BEING 53.73' AN ARC LENGTH NORTHERLY ALONG THE MARGIN OF SAID ROAD FROM THE COMMON CORNER OF SAID VERNON HARRIS AND CARL R. MOSS AS OF RECORD IN DEED BOOK 10984, PAGE 440, R.O.D.C.; THENCE WITH THE MARGIN OF LOWERS WALKER CREEK ROAD WITH A CURVE TURNING TO THE RIGHT WITH AN ARC LENGTH OF 55.85', WITH A RADIUS OF 1806.33', WITH A CHORD BEARING OF S 36\'b000'44" W, WITH A CHORD LENGTH OF 55.85' TO AN EXISTING IRON ROD BEING THE COMMON CORNER OF THIS TRACT AND EDNA HARRIS AS OF RECORD IN DEED BOOK 11110, PAGE 357, R.O.D.C.; THENCE WITH SAID EDNA HARRIS S 53\'b005'49" E A DISTANCE OF 421.01' TO AN EXISTING IRON ROD AND COMMON CORNER TO SAID EDNA HARRIS AND TRACT 2; THENCE CONTINUING WITH SAID EDNA HARRIS N 39\'b017'52" E A DISTANCE OF 512.47' TO AN EXISTING IRON ROD BEING THE COMMON CORNER OF SAID EDNA HARRIS AND THIS TRACT; THENCE S 48\'b025'26" E A DISTANCE OF 75.06'

TO A CHISELED " X" IN A STONE SLAB AND THE COMMON CORNER OF THIS TRACT AND TRACT 1; THENCE LEAVING SAID EDNA HARRIS AND WITH THE COMMON LINE OF TRACTS 1 AND 2, N 39\'b017'52" E A DISTANCE OF 180.98' TO A SET IRON ROD; THENCE S 50\'b019'50" E A DISTANCE OF 388.53' TO A SET IRON ROD; THENCE S 03\'b019'37" W A DISTANCE OF 47.26' TO A SET IRON ROD AND COMMON CORNER TO TRACTS 1 AND 2, AND VERNON HARRIS; THENCE N 80\'b025'23" W A DISTANCE OF 194.30' TO A SET IRON ROD BEING THE COMMON LINE OF THIS TRACT AND VERNON HARRIS AND IN THE CENTER OF AN EXISTING GRAVEL DRIVE SERVING SAID VERNON HARRIS; THENCE WITH THE COMMON LINE OF SAID TRACT 2 AND HARRIS S 06\'b049'37" W A DISTANCE OF 380.40' TO A SET IRON ROD; THENCE N 84\'b051'42" W AND CROSSING AN EXISTING GRAVEL DRIVE AT 333.67' A TOTAL DISTANCE OF 376.58' TO A SET IRON ROD; THENCE N 80\'b033'26" W A DISTANCE OF 297.34' TO A SET IRON ROD; THENCE N 69\'b053'22" W CROSSING AN EXISTING GRAVEL DRIVE SERVING VERNON HARRIS AT 26.2' MORE OR LESS A TOTAL DISTANCE OF 37.11' TO A SET IRON ROD; THENCE N 33\'b008'24" W CROSSING SAID GRAVEL DRIVE AT 95.98' MORE OR LESS AND CONTINUING A TOTAL DISTANCE OF 198.94' TO A SET IRON ROD WHICH IS THE POINT OF BEGINNING, HAVING AN AREA OF 22,0508.1 SQUARE FEET, 5.06 ACRES, MORE OR LESS.

Being a portion of the same property conveyed to Vernon L. Harris by Deed from Edna R. Harris and Angelo Hitt Harris of record in Book 11110, page 363, Register's Office for Davidson County, Tennessee, dated August 28, 1998 and recorded on September 14, 1998.

This conveyance is subject to any and all restrictions and easements of record.

This is unimproved property located adjacent to **Lower Walkers Creek Road, Goodlettsville, TN 37072.**

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.

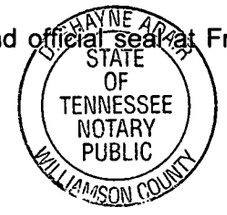
Witness our hands this 11th day of November, 2016.

Vernon L. Harris

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 **Vernon L. Harris**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 11th day of November, 2016.



Notary Public
My Commission Expires: June 24, 2018