WARRANTY DEED



J-JW-17-904-H

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $215,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF FEBRUARY, 2017.

Notary Public

MY COMMISSION EXPIRES: 3-6-18
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
David L. Workman and Harriet Goodrich Workman	**New Owner**	
(NAME) **2011 Cedar Lane**	(NAME)	**091-11-0-036.00**
(ADDRESS) **Nashville, TN 37212**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **CHARLENE E. PARRISH ATWOOD, MARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **DAVID L. WORKMAN AND HARRIET GOODRICH WORKMAN, HUSBAND AND WIFE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that 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. 1 on the Plan of Final Plat for Patterson Subdivision of record in Plat Book 6900, Page 731, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 1 fronts 81.50 feet on the Northeasterly margin of Morrow Road and extends back 100.00 feet on the Southeasterly line and 47.33 feet on the Northwesterly line which is also a curve o a dead line in the rear, measuring 95.47 feet thereon.

Being the same property conveyed to Charlene E. Parrish by Warranty deed from Robert B. Campbell and Robert R. Mallory, partners, doing business as Drakes Branch Associates of record in Book 7891, page 348, Register's Office for Davidson County, Tennessee, dated July 14, 1989 and recorded on July 18, 1989.
**Charlene E. Parrish and Charlene E. Parrish Atwood are one in the same person.

This conveyance is subject to:
- Taxes for the year 2017, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 6900, Page 731, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **904 Morrow Road, Nashville, Tennessee 37209-1931**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

BILL GARRETT, Davidson County
Trans:T20170013681 DEEDWARR
Recvd: 02/15/17 09:56 2 pgs
Fees:13.00 Taxes:795.50
20170215-0015533

Witness my/our hand(s) this the 13th DAY OF FEBRUARY, 2017.

Charlene E. Parrish Atwood

Dale Thomas Atwood
**Signing to convey any marital interest he may have.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLENE E. PARRISH ATWOOD & DALE THOMAS ATWOOD, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 13th of February, 2017.

Notary Public
My Commission Expires: 8/20/2019
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212