Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $64,000.00

Affiant

Subscribed and sworn to before me, this 22nd day of May, 2017.

Notary Public
My commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Address of New Owner:	Send Tax Bills to:	Tax Information
Horizon Properties, LLC 3023 Morgan Road Joelton, TN 37080	Same	015-00-0-058.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Travis Jones and Anthony Jones and David E. Jones,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Horizon Properties, LLC,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land in the Fourteenth Civil District of Davidson County, Tennessee, and more particularly described as follows according to a survey by Caldwell Engineering and Surveying dated May 8, 2017.

Beginning at as new iron pin in the south right-of-way of Morgan Road (25' from centerline), same being the northwest corner of Everhart as described in Instrument 000073790000109, and being the northeast corner of the herein described tract, thence with Everhart 5.02 degrees 19' 35" W 1,258.51' to an old iron pin, thence with Barnes as recorded in Instrument 200112170138762 N 87 degrees 31' 04" W 446.61' to a new iron pin, thence with Watson as recorded in Instrument 201512040122264 N 02 degrees 00' 56" E 1258.69' to a new iron pin, thence with the south right-of-way of Morgan Road S 87 degrees 30' 00" E 453.44' to the point of beginning containing 13.00 acres, more or less.

Being the same property conveyed to David E. Jones, life estate, Anthony Jones and Travis Jones by Executor's Deed from Warner B. Jones, III, Executor of the Estate of Patti Malugen, deceased whose estate was administered as Docket No. 99P-1131, Davidson County, Tennessee, dated February 28, 2000, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such liens, limitations, restrictions, and easements as may affect the premises.

This property is improved property known as **3023 Morgan Road, Joelton, TN 37080.**

This conveyance is subject to the following: Application for Greenbelt Assessment of record as Instrument No. 20090204-0009486, Register's Office for Davidson County, Tennessee.

BILL GARRETT, Davidson County
Trans:T20170044024 DEEDWARR
Recvd: 05/24/17 09:43 2 pgs
Fees:13.00 Taxes:236.80
20170524-0051483

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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.

WITNESS my hand this the 22nd day of May, 2017.

Travis Jones

Anthony Jones

David E. Jones

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Travis Jones, Anthony Jones, and David E. Jones,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 22nd day of May 2017.

Notary Public

My Commission expires: 1-24-21

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

FILE NO: 2017045178