STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $75,000.00

Affiant

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

Notary Public
MY COMMISSION EXPIRES: 3/20/18
File No. G17-7980D

TAMMY MORRIS NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

BILL GARRETT, Davidson County
Trans:T20170059841 DEEDWARR
Recvd: 07/13/17 09:53 2 pgs
Fees:13.00 Taxes:277.50
20170713-0070422

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Michael J. Morris, unmarried (NAME)	Same (NAME)	17-316
5974 Lickton Pike (STREET ADDRESS)	2014 Upland Dr. (STREET ADDRESS)	
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Franklin TN 37067 (CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Ronald L. Parrish and Judith Darlene Parrish, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Michael J. Morris, unmarried,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

Land in the 10th Civil District of Davidson County, Tennessee, and described as Tract #2 according to a survey by Ray G. Cole, Registered Land Surveyor, No 924, dated March 3, 1988, revised March 29, 1989, as follows:

Beginning at an iron pin set, the most northeast corner of this tract, the most northwest corner of Tract 1 this survey, and being a corner to William D. Patton; thence, with the line of Tract 1, S 18°00'20" W. passing an iron pin set in the northerly margin of a 50 foot right of way access easements at 572.34 feet and in all a total of 622.34 feet to an iron pin set; thence N 58°43'59" W 278.70 feet to an existing iron pin; thence N 67°49'59" W 20.45 feet to an iron pin set; corner to Tract 3 this survey, thence, crossing said 50 foot right of way access easement, N 5°21'24" E passing an iron pin set at 50.00 feet and in all a total of 624.36 feet to an existing iron pin, in the line of Tract 3 this survey, and being a corner to said Patton; thence, with the line of said Patton S 70°19'54" E 256.99 feet to an existing iron pin, corner to said Patton; thence, continuing with the line of said Patton S 57°20'45" E 177.26 feet to the beginning, containing 5.10 acres, more or less.

BEING the same property conveyed to Ronald L. Parrish and wife, Judith Darlene Parrish from RL&W Management Company, a Tennessee Partnership, by Deed dated April 4, 1992, in Book 8595, Page 616, in the Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Notwithstanding the recitation of acreage contained in Schedule A hereof, nothing herein contained shall be construed as a guarantee of the accuracy of the computation of such acreage or square footage.
2. Easement and Utility Dedication as recorded in Book 7861, page 300, Register's Office for Davidson County, Tennessee.

3. Subject to Easement described as recorded in Book 4698, page 485, Register's Office for Davidson County, Tennessee.
4. Power Line Easement as recorded in Book 8595, page 617, Register's Office for Davidson County, Tennessee.

The 2016 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 5974 Lickton Pike, 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. Whenever 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/our hand(s) this 13th day of July, 2017.

Ronald L. Parrish — July 13, 2017 Date

Judith Darlene Parrish — July 13, 2017 Date

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 Ronald L. Parrish and Judith Darlene Parrish, husband and wife, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 13th day of July, 2017.

My Commission Expires:_____

Notary Public

TODD SHOLAR NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY COMM. EXP. 8-21-18

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066