Bill Garrett Davidson County
Batch# 2419 DEEDWARR
09/19/2017 03:52:57 PM 4 pgs
Fees: $23.00 Taxes: $555.00
20170919-0096101

This Instrument Prepared By:
Lillian R. Gilmer, Esq.
Reno & Cavanaugh, PLLC
424 Church Street, Suite 2910
Nashville, TN 37219

GENERAL WARRANTY DEED

From: ("Grantor")
Shatika Johnson-Scott
208 Lindsay Meadow Court
Nashville, TN 37207

Map and Parcel Number:
059-08-0A-028.00 CO

To: ("Grantee")
Habitat for Humanity of Greater Nashville

Address New Owner:
414 Harding Place, Suite 100
Nashville, Tennessee 37211

Name and Address of Person or Entity Responsible for Payment of Real Property Taxes:

Habitat for Humanity of Greater Nashville
414 Harding Place, Suite 100
Nashville, Tennessee 37211

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is One Hundred Fifty Thousand and No/100 Dollars ($150,000.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the 15th day of September, 2017.

Notary Public

LUCILE HOUSEWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-10-2018

My Commission Expires: 9/10/2018

FOR AND IN CONSIDERATION OF the sum of One Hundred Fifty Thousand and No/100 Dollars ($150,000.00) the receipt and sufficiency of which are hereby acknowledged, **SHATIKA JOHNSON-SCOTT**, an individual (the "Grantor"), has bargained and sold, and by these presents does

transfer and convey unto **HABITAT FOR HUMANITY OF GREATER NASHVILLE**, a Tennessee nonprofit corporation ("Grantee"), its successors and assigns, a certain tract or parcel of unimproved land located in Davidson County, State of Tennessee, as more particularly described on **Exhibit "A"** attached hereto and incorporated herein by this reference, together with all improvements, buildings and structures located thereon (the "Property").

The Property is improved property located in Davidson County, Tennessee, being Lot(s) 28 as shown on the map entitled Park Preserve, A Cluster Lot PUD (Phase 1A), of record as Instrument No. 20110520-0038893, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all valid restrictive covenants and easements, if any of record, and taxes and assessments for the year 2017 and subsequent years, not yet due and payable (the "Record Matters").

TO HAVE AND TO HOLD the Property with the appurtenances, estate, title and interest thereto belonging to Grantee, its successors and assigns forever.

And Grantor does covenant with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple, Grantor has a good right to convey the Property, and the Property is unencumbered and unrestricted except as to the Record Matters.

And Grantor does further covenant and bind Grantor, its successors and assigns to warrant and forever defend the title to the Property to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever except as to the Record Matters, to which this conveyance is expressly made subject.

Witness my hand this ___ day of September, 2017.

Shatika Johnson-Scott

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Lucile Houseworth, a Notary Public of said County and State, personally appeared Shatika Johnson-Scott with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged, that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Office in Nashville, Tennessee, the 15th day of September, 2017.

Lucile Houseworth
Notary Public

My Commission expires: 9/10/2018

LUCILE HOUSEWORTH
NOTARY PUBLIC
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-10-2018

EXHIBIT A
PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot(s) 28, as shown on the map entitled Park Preserve, A Cluster Lot PUD (Phase 1A), of record as Instrument No. 20110520-0038893, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to SHATIKA JOHNSON-SCOTT, AN UNMARRIED PERSON, by deed from HABITAT FOR HUMANITY OF GREATER NASHVILLE, A TENNESSEE NON-PROFIT CORPORATION, of record in Instrument No. 20130514-0048534, dated May 9, 2013, said Register's Office.