THIS INSTRUMENT PREPARED BY:
LAW OFFICE OF DAVID A. CHILDRESS, P.C.
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
(615) 386-9235

Bill Garrett Davidson County
Batch# 5898 DEEDWARR
09/29/2017 09:53:14 AM 3 pgs
Fees: $18.00 Taxes: $740.00
20170929-0099741

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $200,000.00.

Shannon D. Walker
AFFIANT

Subscribed and sworn to before me this 28 day of September

DJ A. Childress
Notary Public

My Commission Expires
7/5/2019

DAVID A. CHILDRESS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Address New Owner(s) As Follows:	Send Tax Bills To:	Parcel ID Number
Midtown Realty, LLC P.O. Box 331235 Nashville, Tennessee 37203-7512	New Owner	106-13-0-044.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned,

KEVIN W. MORRISON, as Personal Representative of the Estate of HELEN WHITLEY MORRISON, deceased

and

KEVIN W. MORRISON, unmarried

(herein referred to as "Grantors"), have bargained and sold, and by these presents do hereby transfer and convey unto

MIDTOWN REALTY, LLC, a Tennessee limited liability company

(herein referred to as "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of Woodycrest, Section 1, as of record in Book 1835, Page 25, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed by Warranty Deed from JOHN HEINRICH, a single man, to HELEN W. MORRISON, a single woman, dated June 6, 2006, of record in Instrument No. 20060615-0071418, Register's Office for Davidson County, Tennessee. The said HELEN W. MORRISON, unmarried, having died testate on or about February 9, 2017 and title to the property vested in KEVIN W. MORRISON, being the sole beneficiary named in the Will of HELEN WHITLEY MORRISON. The Will of HELEN WHITLEY MORRISON, dated March 14, 1969, is filed in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Docket No. 17P-1218. HELEN WHITLEY MORRISON and HELEN W. MORRISON were one and the same person.

Said property is transferred subject to the limitations, restrictions, and encumbrances as set forth below:

1. Davidson County taxes required to be paid for the year 2017 and subsequent years. Taxes for 2017 have been prorated and assumed by the Grantee; and

2. Matters shown on the Plan of Woodycrest, Section 1, of record in Book 1835, Page 25, Register's Office for Davidson County, Tennessee.

BEING improved property, known as 2009 Rosemary Lane, Nashville, Tennessee 37210.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever; and Grantors do covenant with the said Grantee that Grantors 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 forth. Grantors do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to said land to the said Grantee, Grantee's successors 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.

IN WITNESS WHEREOF, the Grantors have executed this instrument this 28 day of September 2017.

Kevin W. Morrison PER REP
Kevin W. Morrison, Personal Representative
of the Estate of Helen Whitley Morrison,
deceased

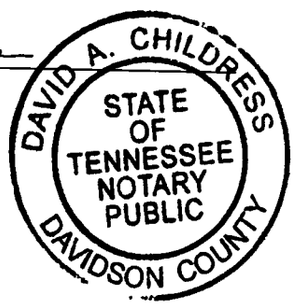
Kevin W Morrison
Kevin W. Morrison, Individually

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared KEVIN W. MORRISON, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Personal Representative of the Estate of Helen Whitley Morrison, deceased, and that he executed the foregoing instrument as such Personal Representative for the purpose therein contained.

WITNESS my hand and official seal at office, this 28th day of September 2017.

Dawn R. Cook
Notary Public



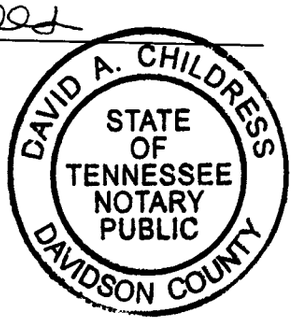
My Commission Expires: 7/8/2019

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared KEVIN W. MORRISON, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument, individually, for the purpose therein contained.

WITNESS my hand and official seal at office, this 28th day of September 2017.

Dawn R. Cook
Notary Public



My Commission Expires: 7/8/2019