(2)

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

Subscribed and sworn to before me, this 10th day of November, 2017

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

LEE CRAWFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Bill Garrett Davidson County
Batch# 27486 DEEDWARR
11/17/2017 02:47:11 PM 2 pgs
Fees: $13.00 Taxes: $222.00

20171117-0118482

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDERSSS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nathaniel W. Barker		105 16 0
(NAME)	(NAME)	(MAP)
6604 Hastings Lane	New Owner	143.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Franklin, TN 37069		
(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, I/we, **Horace Sullivan Inc., a Tennessee corporation,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Nathaniel W. Barker**, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 34 on the Map of Corinne Place of record in Plat Book 332, Page 1, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Horace Sullivan, Inc. by warranty deed from Louis D. Thompson and Wilma D. Thompson of record in Instrument No. 20141029-0099939 Register's Office for Davidson County, Tennessee, dated 10/28/2014 and recorded on 10/29/2014, as corrected by Scrivener's Affidavit of record in Instrument No. 20171117-0118482, said Register's Office.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is (X) unimproved ( ) improved property, known as: 2132 Utopia Avenue, Nashville, Tennessee 37211

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. 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/our hand(s) this 10 day of November, 2017.

Horace Sullivan Inc.

By: _____
Horace Wayne Sullivan, President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Horace Wayne Sullivan, with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of Horace Sullivan Inc. the within named bargainer, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the proposes therein contained by signing the name of the corporation by the said as such President.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 10 day of November, 2017.

_____
Notary Public

My Commission Expires: May 3, 2021

PEREMICH, JR
NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.