Bill Garrett Davidson County
Batch# 40103 DEEDWARR
12/21/2017 09:00:20 AM 2 pgs
Fees: $13.00 Taxes: $1,424.50
20171221-0129860

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #17-1429

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Patricia Ellen Treece, Trustee of the Billy Joe Treece Tennessee Q-T Trust u/a/d September 20, 2010**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kelly Dolan McMullen, married**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 5-B on the Plan of Zone Lot Division of Lots 2, 3, 4, 5, 7, Granclift Subdivision of record in Plat Book 6250, page 305, 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 Patricia Ellen Treece, Trustee of the Billy Joe Treece Tennessee Q-Tip Trust u/a/d September 20, 2010 by deed from Caroline Jones, unmarried, dated March 31, 2016 of record in Instrument No. 20160401-0031162, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1121 Clifton Lane, Nashville, TN 37204.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 19th day of December, 2017.

Billy Joe Treece Tennessee Q-Tip Trust u/a/d September 20, 2010

Patricia Ellen Treece, Trustee

Patricia Ellen Treece, Trustee

State of Tennessee)
County of Davidson)

On this 19th day of December, 2017, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Patricia Ellen Treece, Trustee, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who further acknowledged that she is the Trustee under the Billy Joe Treece Tennessee Q-Tip Trust u/a/d September 20, 2010 and that she is authorized to execute this instrument and that she has executed this instrument on behalf of the Billy Joe Treece Tennessee Q-Tip Trust u/a/d September 20, 2010.

Notary Public

My Commission Expires: 5/8/19

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 385,000.00.

Affiant

Sworn and subscribed before me on this the 19th day of December, 2017.

Notary Public

My Commission Expires: 5/8/19

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

NEW OWNER:
Kelly Dolan McMullen
1604 A Shackleford Road
Nashville, TN 37215

RESPONSIBLE FOR TAX PAYMENT:
New Owner

TAX MAP-PARCEL #:
118-09-0-254.00