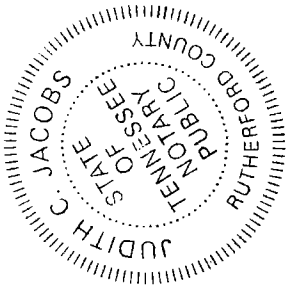
WARRANTY DEED



State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th day of January, 2018

Notary Public

MY COMMISSION EXPIRES: 1-20-20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:
Lighthouse Title and Escrow, 301 S. Perimeter Park Drive, Suite 125, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Onna V. Parker III	Quicken Loans, Inc.	034-09-0/141.00
(NAME)	(NAME)	
100 Monticello Ave.	1050 Woodward Ave.	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Detroit, MI 48226	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Samuel Bailey Heggie, III and wife, Samantha Beth Heggie,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Onna V. Parker III, a single man,** 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 Davidson County, Tennessee, being Lot No. 5 on the Plan of Gateway Section 2, of record in Plat Book 3300, page 81, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Samuel Bailey Heggie, III and wife, Samantha Beth Heggie by deed from Jamie R. Kimbrough, unmarried dated October 11, 2006 and filed for record October 27, 2006 as Instrument No. 20061027-0133495, Register's Office for Davidson County, Tennessee,

Subject to any and all zoning regulations and building restrictions and setback lines if any and any and all easements for public utilities.

Subject to any and all matters appearing on the Plan of record in Plat Book 3300, page 81, Register's Office for Davidson County, Tennessee.

Taxes have been prorated and assumed by the Grantee(s).

unimproved ☐

This is improved ☑ property, known as 100 Monticello Ave., Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Bill Garrett Davidson County
Batch# 46525 DEEDWARR
01/10/2018 09:54:30 AM 2 pgs
Fees: $13.00 Taxes: $629.00
20180110-0003237

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 hands this 9th day of January, 2018.

Samuel Bailey Heggie III

Samantha Beth Heggie

State of Tennessee
County of Davidson

Personally appeared before me Samuel Bailey Heggie III and Samantha Beth Heggie, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 9th day of January, 2018.

Notary Public
My Commission Expires: 1-20-20

File No.: 201710003

JUDITH C. JACOBS
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019