STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is **$202,000.00** (Two Hundred Two Thousand).

AFFIANT

Subscribed to and sworn before me this 20th day of April, 2018.

NOTARY PUBLIC MY COMMISSION EXPIRES:

JEFFREY M. GRISSIM NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires SEPT. 7, 2020

(NOTARY SEAL)

Bill Garrett Davidson County
Batch# 84157 **DEEDWARR**
04/24/2018 09:33:17 AM 2 pgs
Fees: $13.00 Taxes: $747.40

20180424-0038376

THIS INSTRUMENT PREPARED BY AND PLEASE RETURN TO:

GRISSIM TITLE & ESCROW, LLC.
1222 17th Avenue South, Nashville, TN. 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Lanny Mooneyham 500 Gallatin Pike, North Madison, TN 37115	SAME AS NEW OWNER	04216012000

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **DALE HARNED, EXECUTOR OF THE ESTATE OF DONALD L. HARNED,** HEREINAFTER CALLED THE **GRANTOR(S),** HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **LANNY MOONEYHAM, AN UNMARRIED MAN,** HEREINAFTER CALLED THE **GRANTEE(S),** THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

Being Lot No. 14 on the Map of Blair Heights, Section IV, as of record in Book 2331, page 60, Register's Office for said County.

Said Lot No. 14 fronts 125 feet on the West Side of Donna Drive and runs back between parallel lines 320 feet to a dead line.

Being the same property conveyed to Donald L. Harned and wife, Evelyn W. Harned by deed from E. Graves Pate, Sr., and wife, Frieda H. Pate of record in Book 2544, page 201, dated June 27, 1956 and recorded June 29, 1956, Register's Office for Davidson County, Tennessee. The said Evelyn W. Harned died November 13, 1987, leaving her husband, Donald L. Harned as the surviving tenant by the entirety. The said Donald L. Harned died testate, December 25, 2017 and by his Last Will and Testament filed as Docket No. 18P-68 in the Seventh Circuit Court for Davidson County, Tennessee Probate Division, appointed Dale Harned as his Executor.

Being also known as 216 Donna Drive, Madison, Tennessee 37115.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This is:	(**X**) IMPROVED ( ) UNIMPROVED	Property known as: **216 DONNA DRIVE** **MADISON, TN 37115**

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(S), their heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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, this 20th day of April, 2018

The Estate of Donald L. Harned

By: Dale Harned Ex
Dale Harned, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 20th day of April, 2018, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Dale Harned** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged himself as Executor of **The Estate of Donald L. Harned**, and in his capacity as such Executor, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal on this the 20th day of April, 2018.

Notary Public

Commission Expires:

JEFFREY M. GRISSIM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2020