WARRANTY DEED

Bill Garrett Davidson County
Batch# 103294 DEEDWARR
06/12/2018 10:15:57 AM 3 pgs
Fees: $18.00 Taxes: $810.30

20180612-0056225

BOX 10-A

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $219,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 11th DAY OF June, 20__.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

JOHN GREGORY HARDEMAN — STATE OF TENNESSEE NOTARY PUBLIC — DAVIDSON COUNTY, TENN. — My Commission Expires MAR 4, 2021

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William T. Lillicrap and Catherine Holliday	**SAME**	
(NAME) 719 Fox Ridge Drive	(NAME)	160-14-C 19 CO
(ADDRESS) Brentwood, TN 37027	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **TYLER K. KENDRICK, MARRIED, AND ELMER SHIPLEY AND WIFE, SHIRLEY SHIPLEY,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **WILLIAM T. LILLICRAP AND CATHERINE HOLLIDAY, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP,** 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 Unit No. 719 in Brentwood Trace Condominiums, Section Two, a horizontal property regime, as shown on the plat of Brentwood Trace Condominiums, Section Two, of record in Book 5200, pages 376 and 377, Register's Office for Davidson County, Tennessee, and described in Master Deed of record in Book 5818, page 915, said Register's Office, to which reference is hereby made for a more complete description. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Brentwood Trace Condominiums, Section Two, contained in the Master Deed and Bylaws appended thereto, record in Book 5818, page 915, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Tyler K. Kendrick, unmarried, and Elmer Shipley and Shirley Shipley, husband and wife, as tenants in common with right of survivorship, by Warranty Deed dated April 24, 2015 from Dana Halchak, unmarried, and Richard A. Halchak and Sherri A. Halchak, husband and wife, recorded in Instrument No. 20150430-0038675, Register's Office for Davidson County, Tennessee. Tyler K. Kendrick has since married. Mallory Kendrick joins in executing this deed to convey any marital interest she may have in said property.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 719 Fox Ridge Drive, Brentwood, TN 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

Witness my hand this 11 day of June, 2018

Tyler K. Kendrick

TYLER K. KENDRICK

Mallory Bran Kendrick

MALLORY KENDRICK

Elmer Shipley by Tyler K. Kendrick

ELMER SHIPLEY

BY: TYLER K. KENDRICK, ATTORNEY IN FACT

Shirley Shipley by Tyler K. Kendrick

SHIRLEY SHIPLEY

BY: TYLER K. KENDRICK, ATTORNEY IN FACT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tyler K. Kendrick, and Mallory Kendrick, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 11 day of June, 2018.

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 8, 2021

Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 11 day of June, 2018, before me personally appeared Tyler K. Kendrick, to me known to be the person who executed the foregoing instrument on behalf of Elmer Shipley and Shirley Shipley and acknowledged that he executed the same as the free act and deed of Elmer Shipley and Shirley Shipley.

Witness my hand and official seal this 11 day of June, 2018.

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires MAR 8, 2021

Notary Public