Bill Garrett Davidson County
Batch# 126364 DEEDWARR
08/08/2018 11:35:30 AM 2 pgs
Fees: $13.00 Taxes: $936.10
20180808-0077997

RECORDING INFORMATION	STATE OF TENNESSEE) COUNTY OF Williamson) The actual consideration for this transfer or value of property transferred (whichever is greater) is $253,000.00. Dana Park Affiant Sworn to and subscribed before me this 6th day of August, 2018. Notary Public My Commission Expires: 8/10/2020 (SEAL)

CHERYL ANGELA IGLIO NOTARY PUBLIC STATE OF TENNESSEE CHEATHAM COUNTY My Commission Expires 08-10-2020

THIS INSTRUMENT PREPARED BY:
Webb Sanders PLLC
3037A Highway 31W, P.O. Box 887
White House, TN 37188

GENERAL WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
Taylor W. Gray and Parker L. Gray 115 Cambridge Ct. Goodlettsville, TN 37072	Churchill Mortgage Corporation 961 Old Hickory Blvd., Suite 400 Brentwood, TN 37027	026-07-0-131.00

This Indenture is made on the 6th day of August, 2018, by and between **BARBARA J. MORRIS, UNMARRIED** ("Grantor"), and **TAYLOR W. GRAY AND PARKER L. GRAY, HUSBAND AND WIFE** ("Grantee").

Grantor, for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration in hand paid, bargains, sells and conveys to Grantee the following described real estate, situated in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 209 on the Plan of Windsor Green, Phase II, Section I of record in Plat Book 6250, Pages 988 and 989, as corrected by Surveyor's Certificate of Correction in Book 7205, Page 890, 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 Barbara J. Morris, unmarried by Warranty Deed from Donna L. Brenzie of record in Instrument No. 20030618-0084256 Register's Office for Davidson County, Tennessee, dated June 13, 2003 and recorded on June 18, 2003.

This is improved property known as 115 Cambridge Ct., Goodlettsville, TN 37072.

This conveyance is being made subject to: (a) taxes for the year 2018, a lien not yet due and payable; (b) subject to all matters shown on the Plan of record in Plat Book 6250, Pages 988 and 989, as corrected by Surveyor's Certificate of Correction in Book 7205, Page 890 Register's Office for Davidson County, Tennessee; (c) restrictions of record in Book 6406, Page 929, Register's Office for Davidson County, Tennessee; (d) Quit Claim Deed for common areas to Windsor Green of record in Book 7864, Page 369, in the Register's Office for Davidson County, Tennessee.; (e) Deed of Dedication of record in Book 7410, Page 996, in the Register's Office for Davidson County, Tennessee; (f) All restrictions of record; (g) all easements of record; (h) all visible easements; (i) all matters appearing on the plan(s) of record; (j) all matters referenced in the master deed and

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by-laws; and (k) all applicable governmnet and zoning regulations.

TO HAVE AND TO HOLD said property, together with the appurtenances, hereditaments, estate, title and interest thereto belonging, to Grantee.

Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said property in fee simple, has good right to convey it and that it is unencumbered. Grantor further covenants and binds itself and its successors and assigns to warrant and defend to Grantee forever the title to said property against the lawful claims of all persons whomsoever, excluding claims arising out of the matters set forth above.

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument or has caused same to be executed as of the 6th day of August, 2018.

GRANTOR:

Barbara J. Morris

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, Notary Public for the aforesaid State and County, BARBARA J. MORRIS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 6th day of August, 2018.

Notary Public

My Commission Expires: 03/24/2020

LISA G HODGES
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER 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: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY