ADDRESS NEW OWNER: Linda Lee Smith
Marcus W. Hogins
352 Upper Mill Drive
Antioch, TN 37013

SEND TAX BILL TO: SWBC Mortgage Corporation
213 Overlook Circle, Suite A-4
Brentwood, TN 37037

MAP-PARCEL NOS. 173-15-0A-129.00

Karen Y Johnson Davidson County
Batch# 143825 DEEDWARR
09/21/2018 10:28:02 AM 2 pgs
Fees: $13.00 Taxes: $980.50
20180921-0093683

Prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004
Nashville, TN 37229-2004

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Andrew W. Dodd and Mallory L. Dodd, husband and wife** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Linda Lee Smith, an unmarried woman and Marcus W. Hogins, a married man** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 129 on the Final Plat of Mill Run Subdivision, Phase 2, as of record in Instrument No. 20011009-0109754, amended by Instrument No. 20020605-0067914 and 20020605-0067915, Register's Office for Davidson County, Tennessee, to which said plan of reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Andrew W. Dodd and Mallory L. Dodd, husband and wife, from Jeffrey E. McNeese and Jennifer R. McNeese, husband and wife, by Warranty Deed recorded August 29, 2013, in Instrument No. 20130829-0091224, Register's Office for Davidson County, Tennessee.

This is property with a common address of 352 Upper Mill Drive, Antioch, TN 37013.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:
(1) Property taxes for the current year and all subsequent years, taxes for the current year having been prorated and payment of same being assumed by the Grantee.(2) All matters appearing on the Plan of record in Instrument No. 20011009-0109754, amended in Instrument No. 20020605-0067914 and 20020605-0067915, Register's Office for Davidson County, Tennessee.(3) Restrictive Covenants of record in Book 11675, Page 472; amended in Instrument No. 20000215-0015152, 20020701-0079016, and 20021121-0144876, said Register's Office.(4) By-Laws in Book 11675, Page 497, said Register's Office.(5) Charter and Articles of Organization for Homeowners Association in Instrument No. 19991207-0300674, said Register's Office.(6) Transmission Line Easement of record in Book 3933, Page 359, said Register's Office.(7) Sewer Easement of record in Book 10448, Page 188, said Register's Office.(8) Landscape Easement of record in Instrument No. 20010405-0033587, said Register's Office.(9) Stormwater Detention Agreement of record in Instrument No. 200104058-0033586, said Register's Office.(10) Easement for Conservation Greenway of record in Instrument No. 20011024-0116286, said Register's Office.(11) Quitclaim Deed to Homeowner's Association for open space of record in Instrument No. 20011219-0139981, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever. And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 20th day of September 2018.

Andrew W. Dodd

Mallory L. Dodd

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Andrew W. Dodd and Mallory L. Dodd, husband and wife,** with whom I am personally acquainted, or who 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 at office this 20th day of September 2018.

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $265,000.00.

Affiant

Subscribed and sworn before me this 20th day of September 2018.

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 3, 2020

Notary Public
My Commission Expires:

File No. 1807K205