Karen Y Johnson Davidson County
Batch# 151884 DEEDWARR
10/17/2018 08:20:42 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20181017-0102651

THIS INSTRUMENT PREPARED BY:
Paul C. Hayes
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

WARRANTY DEED

Consideration Certificate

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration for this transfer is $0. Pursuant to Tenn. Code Ann. § 67-4-409(a)(4), the transfer of the property described herein is exempt from the Tennessee Realty Transfer tax.

Finley Elizabeth Rice

FINLEY ELIZABETH RICE, as Trustee, Affiant

Subscribed and sworn to before me,
this 9th day of October, 2018.

Notary Public
My Commission Expires: 09/20/2020

ANDREW VELLA
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires September 20, 2020

Map/Parcel Number:
116-16.00, 058.00

Address of New Owner:
Finley Elizabeth Rice, as
Trustee of the Finley
Elizabeth Rice Dynasty
Trust u/a dated September
29, 1997
4013 Estes Road
Nashville, TN 37215

Send Tax Bills to:
Finley Elizabeth Rice, as
Trustee of the Finley
Elizabeth Rice Dynasty
Trust u/a dated September
29, 1997
4013 Estes Road
Nashville, TN 37215

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is acknowledged, the **BETTIE WARREN FAMILY PARTNERSHIP, L.P. (also known as the "BETTIE WARREN FAMILY FAMILY PARTNERSHIP, LP"), a Texas limited partnership** (the "Grantor"), has bargained and sold, and by these presents does transfer and convey, unto **FINLEY ELIZABETH RICE, as Trustee of the FINLEY ELIZABETH RICE DYNASTY TRUST u/a dated September 29, 1997**, its successors and assigns (the "Grantee"), its entire undivided interest in certain real property located in Davidson County, Tennessee, being more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 4 on the Plan of Part One, Evergreen Heights of record in Plat Book 1130, Page 19, 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 the Bettie Warren Family Partnership, L.P. from Robert Lee Clement and wife, Terri Clement, by Warranty Deed dated January 22, 2018 and recorded as Instrument Number 20180125-0007830 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4013 Estes Road, Nashville, TN 37215.

TO HAVE AND TO HOLD said tract of land, with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns, forever; and Grantor does covenant with Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out. Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to said land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

This deed was prepared without the benefit of a title search and uses the legal description for the property herein conveyed as reflected in the deed of conveyance to the Grantor. The property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the subject property.

WITNESS my hand this 9th day of October, 2018.

BETTIE WARREN FAMILY PARTNERSHIP, L.P. (a/k/a BETTIE WARREN FAMILY FAMILY PARTNERSHIP, LP)

By: Finley Elizabeth Rice

FINLEY ELIZABETH RICE, President of Mary Elizabeth Warren Co., L.C., its General Partner

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **FINLEY ELIZABETH RICE**, as President of Mary Elizabeth Warren Co., L.C., general partner of the Bettie Warren Family Partnership, L.P., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, under oath, swore and acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal on this 9th day of October, 2018.



Notary Public

My Commission Expires: 09/20/2020