

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, ~~WHICHEVER~~ IS GREATER, FOR THIS TRANSFER IS 363,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of November, 2018

Notary Public

MY COMMISSION EXPIRES: 5/8/2020

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sue Ellen Adams and Todd P. Adams	New Owner	186-04-0A-373.00-C
(NAME)	(NAME)	
9121 Macauley LANE		
(ADDRESS)	(ADDRESS)	
NOLENSVILLE, TN 37135		
(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,

RICHARD L. MURPHREE AND GRACIE L. MURPHREE, HUSBAND AND WIFE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SUE ELLEN ADAMS AND TODD P. ADAMS, WIFE AND HUSBAND,

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 Lot No. 373, as shown on the Final Plat of Burkitt Place, Phase 2K, Section 1, of record as Instrument No. 20131002-0103400, in the Register's Office for Davidson County, Tennessee, to which reference is made for a more complete and accurate description.

Richard L. Murphree and wife, Gracie L. Murphree

Being the same property conveyed to Richard L. Murphree and wife, Gracie L. Murphree by Deed dated October 14, 2014 from Regent Homes, LLC, a Tennessee Limited Liability Company, recorded October 17, 2014, in Instrument Number 20141017-0096070, in the Official Records of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This property is commonly known as: 9121 Macauley Lane, Nolensville, TN 37135

Karen Y Johnson Davidson County
Batch# 169406 **DEEDWARR**
12/03/2018 10:32:32 AM 2 pgs
Fees: $13.00 Taxes: $1,343.10

20181203-0117469

LT&E File #15140

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. Wherever 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 my/our hand(s) this 16th day of November, 2018

Richard L. Murphree

Gracie L. Murphree

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 16th day of November, 2018, before me personally appeared Richard L. Murphree and Gracie L. Murphree, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Witness my hand, at office, this 16th day of November, 2018.

Notary Signature
My commission expires: 11/14/21

BRENT LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

LT&E File #15140