THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Ste 203A** **Nashville, TN 37215** **CRT File No. 181118433** Karen Y Johnson Davidson County Batch# 174061 DEEDWARR 12/14/2018 09:42:15 AM 2 pgs Fees: $13.00 Taxes: $25,900.00 20181214-0121629	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $7,000,000.00. Affiant Subscribed and sworn to before me, this 11th day of December, 2018. Notary Public My Commission Expires: SHIRA KINGREY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 7, 2021

WARRANTY DEED

Address New Owner: William T. Chapman, IV, Trustee 5738 Laura Hill Road Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 1450000102 (Tract 1) 14501001000 (Tract 2)

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Margaret O'Farrell White Mason, married** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **William T. Chapman IV., Trustee of The Laura Hill Trust, dated November 28, 2018** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Tract 1:

Land in Davidson County, Tennessee, being the Northwesterly part of Lot 7 in the Map showing a division of the land owned by the heirs of Joshua Compton, deceased, as of record in Book 843, Page 47, Register's Office for said County, described according to a survey made by William Collier Parrish Associates, Civil Engineers, February 20, 1962, as follows:

Beginning at a point in the center of a 40 foot road as shown on said survey at the Southeast corner of Lot No. 6; thence with the Easterly line of Lot No. 6 Northwardly North 0 deg. 09 min. West 618.72 feet to an iron stake, the Northeast corner of said Lot No. 6; thence Eastwardly South 87 deg. 34 min. East 365.1 feet to an iron stake; thence South 0 deg. 38 min. East 543.6 feet to an iron stake; thence Westerly South 80 deg. 42 min. West 374.0 feet to the beginning, containing 4.9 acres, more or less.

Being the same property conveyed by Warranty Deed from David C. Mason and wife, Margaret O'Farrell White Mason to Margaret O'Farrell White Mason, as recorded on the 27th day of April, 2012 in Instrument No. 20120427-0036127 and Warranty Deed from Joan H. Voorhees, unmarried to David C. Mason and wife, Margaret O'Farrell White Mason, as recorded on the 26th day of November, 2003 in Instrument No. 20031126-0172000, in the Register's Office of Davidson County, Tennessee.

Tract 2:

Land in Davidson County, Tennessee, being Lot(s) 2, as shown on the map entitled Resubdivision of Lots 1, 2, and 3 on the plan of Westwood, Section 2, of record as Instrument No. 20050125-0008856, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed by Warranty Deed from David C. Mason and wife, Margaret O'Farrell White Mason to Margaret O'Farrell White Mason, as recorded on the 27th day of April, 2012 in Instrument No. 20120427-0036128 and Warranty Deed from William E. Fitzgibbon, IV and wife, Dawn Victoria Fitzgibbon to David C. Mason and wife, Margaret O'Farrell White Mason, as recorded on the 6th day of November, 2007 in Instrument No. 20071106-0131141, in the Register's Office of Davidson County, Tennessee.

David Mason joins in this instrument for the purpose of conveying any and all interest in said property, marital or otherwise and is one and the same as David C. Mason referenced above.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2019 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann _ 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of RESUBDIVISION OF LOTS 1, 2, AND 3 ON THE PLAN OF WESTWOOD, SECTION 2, as recorded in Instrument No. 20050125-0008856.(as to Tract 2)

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of A DIVISION OF LAND OWNED BY THE HEIRS OF JOSHUA COMPTON DECEASED, as recorded in Plat Book 843, Page(s) 47 and Boundary Survey recorded in Plat Book 3500, Page 76, (as to Tract 1)

Easement for Sanitary Sewer/Storm Drainage recorded in Book 6740, Page 928 (as to Tract 1).

Subject to a right of way of that portion of 40 foot road lying within the boundaries of the land (as to Tract 1).

Easement for Purposes of running a private Water Main, recorded in Book 4845, Page 131 (as to Tract 2).

Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage recorded in Book 6740, Page 967 (as to Tract 2).

NOTE: THE AMOUNT OF ACREAGE STATED IN THE LEGAL DESCRIPTION IS NOT INSURED (as to both Tracts).

This is improved property located at 5738 Laura Hill Road, Nashville, TN 37215 and unimproved property located at 5616 S. Stanford Court, Nashville, TN 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 11th day of December, 2018.

Margaret O'Farrell White Mason by David Mason Attorney in fact
Margaret O'Farrell White Mason
By: David Mason, Attorney in Fact

David Mason

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, David Mason with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-Fact for Margaret O'Farrell White Mason and that he is authorized by Margaret O'Farrell White Mason to execute this instrument on her behalf.

WITNESS my hand, at office, this 11th day of December, 2018.

Notary Public

SHIRA KINGREY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 7, 2021