PREPARED BY (AND RETURN TO):

Wilkins & Ivey, Attys.

Attorneys at Law
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104 Woodmont Blvd.
Nashville, TN 37205
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Karen Johnson Davidson County
Batch# 197222 DEEDWARR
02/20/2019 02:20:42 PM 2 pgs
Fees: $13.00 Taxes: $1,036.00
20190220-0015448

Christy Wilkins Ivey *Percy Wilkins, Jr. (1933-2017)*

W & I Ref: (DM) Title No.: 60121
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Bradley D. Turley Pamela Rayburn Turley 820 Windmill Xing Evans, GA 30809	NEW OWNER

TAX MAP PARCEL NUMBERS: 083150H00100CO and 083150H00200CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$280,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Dream House, LLC, a Tennessee limited liability company**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Bradley D. Turley and Pamela Rayburn Turley, husband and wife,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being Unit A and Unit B, as shown on Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions for Homes at 2706 Barclay Drive of record in Instrument No. 20190116-0004629, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Dream House, LLC, a Tennessee limited liability company by Warranty Deed from Lajunda Wilhoite and husband, Maurice D. Wilhoite, dated June 20, 2018 and recorded on June 26, 2018 of record in Instrument No. 20180626-0061567, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

Taxes for 2019, and subsequent years. Said taxes are neither due nor payable. Tax Reference numbers: 083150H00100CO & 083150H00200CO. The Plan of record in Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions for Homes at 2706 Barclay Drive of record in Instrument No. 20190116-0004629, said Register's Office, to which plan reference is hereby made for a more complete description. Subject to the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20190116-0004629, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars; but deleting any covenant, conditions or restrictions would violate 42 USC 3604c.

This is improved property, known as 2706 A & B Barclay Drive, Nashville, TN 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15 day of February, 2019.

Dream House, LLC
By:

Lee Turley, Manager

Jessica Turley, Manager

State of Tennessee

County of Davidson

Before me, the undersigned, personally appeared, **Lee Turley**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as **Manager** (or other officer authorized to execute this instrument) of **Dream House, LLC, a Tennessee limited liability company**, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the company as such officer.

Witness my hand and official seal, at office in Davidson County Tennessee this the 15th day of February, 2019.

My Commission Expires:

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

Notary

State of Tennessee

County of Davidson

Before me, the undersigned, personally appeared, **Jessica Turley**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as **Manager** (or other officer authorized to execute this instrument) of , the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the company as such officer.

Witness my hand and official seal, at office in County Tennessee this the 14th day of February, 2019.

My Commission Expires:

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

Notary

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $280,000.00.

Affiant

Sworn and subscribed before me this 15th day of February, 2019.

My Commission Expires:

CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

Notary