THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd, Ste 203A** **Nashville, TN 37215** **CRT File No. 190319679** Karen Johnson Davidson County Batch# 221371 **DEEDWARR** 04/24/2019 10:23:11 AM 4 pgs Fees: $23.00 Taxes: $5,550.00 20190424-0037586	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $1,500,000.00. Affiant Subscribed and sworn to before me, this 18th day of April, 2019. Notary Public My Commission Expires:

VIRGINIA ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES NOVEMBER 8, 2021

WARRANTY DEED

Address New Owner: Rebecca Y. Harris, Trustee P.O. Box 22972 Nashville, TN 37202	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 038 00 0 107.00 (Tract A) 038 00 0 104 (Tract B) 038 00 0 106 (Tract C) 038 00 0 188 (Tract D) 038 00 0 196 (Tract E)

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, **Christian A. Horsnell, Co-Trustee, of The Old Hickory Cabin Trust, II, amended and restated July 18, 2016** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Rebecca Y. Harris, Trustee of The Four Wheelin Farm Trust, dated April 15, 2019**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Tract A

A tract or parcel of land lying and situated in Davidson County, Tennessee, and more particularly described as follows: Beginning at the Northwest corner of said property, Thence N 83° 45' 45" E 236.87 feet to an iron pin set at base of old corner post; Thence S 56° 35' 42" E 267.46 feet to an iron pin set at base of 24" oak; Thence S 41° 02' 18" W 374.05 feet to an iron pin set at base of old corner post; Thence N 67° 50' 05" W 144.70 feet to an iron pin set at base of twin 18" oak; Thence N 7° 50' 58" W 344.61 feet to an iron pin set; Thence N 76° 32' 55" W 33.00 feet to the point of beginning according to survey by Frank V. Neeley, Tennessee No. 1493, dated April 1993.

Being part of the same property conveyed to The Old Hickory Cabin Trust II by Warranty Deed from Max Mendelsohn and wife, Lisa Mendelsohn, recorded on the 20th day of October, 2014 in Instrument No. 20141020-0096311, in the Register's Office of Davidson County, Tennessee.

Tract B

Beginning at an iron pin (O) in the Southern right-of-way Old Hickory Boulevard being the Northwest corner of a tract owned by Highland Rim Preservation Trust (Tax Map 38 Parcel 101) as of record in Instrument #20151209-0123767, R.O.D.C., TN., and being the Northeast corner of a tract owned by The Old Hickory Cabin Trust II (Tax Map 38 Parcel 188) as of record in Instrument #20141020-0096311 R.O.D.C., TN, Thence: leaving road, S 32 deg 32 min 02 sec E, 362.42' to an iron pin, Thence: S 37 deg 06 min 15 sec W, 200.00' to an iron pin by a 36" oak, Thence: S 47 deg 14 min 15 sec E, 241.30' to an iron pipe (O), Thence: S 31 deg 04 min 28 sec E, 677.25' to an iron pipe (O) point of beginning, being the Northeast corner of a tract owned by Glenn S. Christman etux (Tax Map 38 Parcel 103) as of record in Deed Book 10079 Page R.O.D.C., TN., Thence: with Christman, S 83 deg 16 min 23 sec W, 753.26' to a new iron pin, in the line of a tract owned by Donald W. Wilkes etux as of record in Deed Book 5137 Page 108 R.O.D.C., TN., Thence: with Wilkes N 02 deg 31 min 24 sec W, 300.00' to an iron pipe (O), being the Southwest corner of a tract owned by Beau Maxwell as of record in Instrument #20060502-0050693 R.O.D.C., TN.,

Thence: N 71 deg 47 min 53 sec E, 556.88' to an iron pipe, Thence: S 31 deg 04 min 28 sec E, 450.00' to point of beginning containing 5.3 acres more or less as per a survey by CK Surveyors LLC dated 6/6/2016.

Being the same property conveyed to Old Hickory Cabin Trust II by Warranty Deed from Mildred L. Gregory, James H. Gregory, and Samuel Gregory, heirs of Herbert C. Gregory, deceased, recorded on the 21st day of June, 2016 in Instrument No. 20160621-0063065, in the Register's Office of Davidson County, Tennessee.

Tract C

Land in Davidson County, Tennessee, lying and being on the South side of Old Hickory Boulevard, and East of Eatons Creek Road, and containing one acre, more or less.

Being the same property conveyed to W. Michael Milom and Christian A. Horsnell, Co-Trustees of the Old Hickory Cabin Trust II by Warranty Deed from Senior Citizens, Inc. dba Fifty Forward, Conservator for Robert Brown and Josephine Bradford and Danny Bradford, recorded on the 29th day of September, 2016 in Instrument No. 20160929-0102916, in the Register's Office of Davidson County, Tennessee.

Tract D

Beginning at a point in the Southerly right-of-way line of Old Hickory Boulevard, said point being the Northeasterly corner of property conveyed to Wanda J. Loft in by deed of record in Book 8293, Page 298, Register's Office for Davidson County, Tennessee and being Northwesterly corner of the herein described tract.

Thence, with the Southerly right-of-way line of Old Hickory Boulevard and a curve to the right, 371.82 feet, said curve having a central angle of 22 deg 15' 40", a radius of 957.00 feet, and a chord of N 83 deg 21' 47" E, 369.49 feet to an iron rod,

Thence, continuing S 85 deg 30' 23" E, 235.00 feet to an iron rod,

Thence, leaving said right-of-way line with a new line and severing the John G. Shockley property S 32 deg 32' 02" E, 362.42 feet to an iron rod,

Thence, continuing S 37 deg 06' 15" W, crossing a branch at 22 feet, passing an iron pin at 170.00 feet, a total distance of 200.00 feet to an existing iron pin, said pin being witnessed by a 24" oak,

Thence, leaving said line with the Northeasterly line of property conveyed to Max Mendelsohn by deed of record in Book 9041, Page 745, Register's Office for Davidson County, Tennessee, N 52 deg 53' 45" W 267.46 feet to an existing iron pin.

Thence, continuing with the Northerly line of Mendelsohn S 87 deg 26' 55" W, 236.83 feet to an existing iron pin located in the Old Stenburg Road,

Thence, leaving said line with the Northeasterly line of property conveyed to Donald W. Wilkes by deed of record in Book 5137, Page 160, Register's Office for Davidson County, Tennessee, N 62 deg 58' 10" W, 50.05 feet to an existing iron pin located in the center of Old Stenburg Road,

Thence, continuing with Wilkes and the center of Old Stenburg Road N 38 deg 53' 25" W, 53.48 feet to an existing iron pin,

Thence, N 26 deg 35' 20" W, 104.80 feet to an existing iron pin,

Thence, N 30 deg 14' 40" W, 66.68 feet to an existing iron pin,

Thence, leaving said line with the Northeasterly line of property conveyed to Wanda J. Loftin by deed of record in Book 8293, Page 298, Register's Office for Davidson County, Tennessee, N 42 deg 03' 05" W, 100.00 feet to an existing iron pin and the point of beginning.

Containing 217,830 square feet or 5.001 acres, the same more or less.

The foregoing description is according to a survey prepared by Marty Cantrell, R.L.S., P.O. Box 293192, Nashville, Tennessee 37229, dated July 30, 2005, License No. 1638.

Being part of the same property conveyed to The Old Hickory Cabin Trust II by Warranty Deed from Max Mendelsohn and wife, Lisa Mendelsohn, recorded on the 20th day of October, 2014 in Instrument No. 20141020-0096311, in the Register's Office of Davidson County, Tennessee.

Tract E

Beginning at an iron pin (0) in the Southeast corner of a tract owned by Joe E. Vick etux as of record in Instrument #200602090016218 R.O.D.C., TN., and being the Southwest corner of this tract, Thence: with Vick, N 22 deg 01 min 38 sec E, 1138.13' to an iron pin in driveway, Thence: with driveway next 5 calls, S 24 deg 31 min 51 sec E, 66.70' to an iron pin (0), Thence: S 20 deg 51 min 58 sec E, 104.72' to an iron pin (0), Thence: S 33 deg 13 min 46 sec E, 53.56' to an iron pin (0), Thence: S 57 deg 13 min 55 sec E, 50.03' to an iron pin (0), Thence: S 67 deg 55 min 17 sec E, 32.25' to an iron pin (0), Thence: leaving said driveway, and with Westerly line of W. Michael Milom Trustee, as of record in Instrument #200410200096311 R.O.D.C., TN., S 01 deg 28 min 57 sec W, 345.28' to an iron pin (o), Thence: S 58 deg 26 min 53 sec E, 144.70' to an iron pin (0). Thence: S 06 deg 54 min 21 sec W, 611.56' to an iron pin (0), Thence: S 29 deg 53 min 09 sec E, 150.0' to a new iron pin, Thence: with a new line, N 71 deg 13 min 35 sec W, 669.17' to point of beginning containing 12.02 acres more or less as per a survey by Crenshaw Land Surveying RLS #2395 dated 7/15/2016.

Being the same property conveyed to Old Hickory Cabin Trust II by Warranty Deed from Jennifer A. Casale, recorded on the 10th day of November, 2016 in Instrument No. 20161110-0119261, in the Register's Office of Davidson County, Tennessee.

Old Hickory Cabin Trust II and the Old Hickory Cabin Trust II being one and the same Trust. Title erroneously vested in the Trust rather than the Trustee. Christian A. Horsnell and W. Michael Milom being Co-Trustees of the Old Hickory Cabin Trust II and each Co-Trustee can act on behalf of the Trust without the joinder of the other.

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.

Rights of the public to the use of that part of the land described herein within the bounds of Old Hickory Boulevard.

Any easements or claims of easements not shown by the public records, including rights of others to access properties via road shown traversing the Northeasterly boundary of the insured property. The rights of others in and to the use of the waters of said Creek located on the premises and the natural flow thereof.

Any enlargement or loss of Land by reason of accretion, reliction, avulsion or erosion.

No coverage is provided as to the adequacy or sufficiency of the property description (as to Tracts B, C, and D)

Easement of record as shown in Warranty Deed recorded in Instrument No. 20141020-0096311. All matters shown on Instruments of Record at 9041/748, 5781/754, 5137/160, 9294/652, and 20021121-0144722.

This is improved property located at 6088 Old Hickory Blvd Whites Creek TN 37189

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 18th day of April, 2019.

The Old Hickory Cabin Trust, II.

Co-Trustee

Christian A. Horsnell, Co-Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christian A. Horsnell, as Co-Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is a Co-Trustee of The Old Hickory Cabin Trust, amended and restated July 18, 2016 the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 18th day of April, 2019.

Notary Public

WILLIAM T CHAPMAN VI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 09, 2022