Prepared by:
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SHERI ENGEL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $1,875,000.00

Sandra Smith
Affiant

Subscribed and sworn to before me this 24th day of June, 2019.

Sheri Engel
Notary Public
My commission expires: January 5, 2020

Karen Johnson Davidson County
Batch# 247901 DEEDWARR
06/25/2019 09:15:30 AM 3 pgs
Fees: $18.00 Taxes: $6,937.50
20190625-0061130

Address of New Owner:	Send Tax Bills to:	Tax Information
MCM Properties Holding, LLC 17 S Briar Hollow Ln. Suite 400 Houston, TX 77027	Same	116-02-0B-014.00-C

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **James Dudley Parker, a married man** hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to **MCM Properties Holding, LLC, a Texas Limited Liability Company,** hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 18 on the Final Plat of Hill Place, of record in Plat Book 7900 Page 913 and Pages 923-932 (at Page 924), Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for complete details of description.

Being the same property conveyed to James Dudley Parker, a single person, by deed from H. G. Hill Realty Company of record in Book 9788 Page 748, Register's Office for Davidson County, Tennessee, and dated September 18, 1995.

This conveyance is made subject to the following:

1. All matters appearing on the plan of Hill Place of record in Plat Book 7900 913, Register's Office for Davidson County, Tennessee.

2. Subject to the Covenant, Condition, or Restriction, recorded in Book 9645 Page 85, Book 9658 Page 19, Book 10058 Page 105, Book 10872 Page 520, Book 11548 Page 57, Instrument No. 20000804-0077456, Instrument No. 20010510-0048634, Instrument No. 20010629-0068890, Instrument No. 20181217-0122263, Register's Office for Davidson County, Tennessee.

3. Charter for Hill Place Homeowners' Association of record in Book 9730 Page 356 Register's Office for Davidson County, Tennessee.

This property is improved property known as 2037 Fransworth Drive, Nashville, TN 37205

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, , the said, **Grantor**, hereunto set by hands and seals this 24th day of June, 2019.

James Dudley Parker

Page N. Parker, who joins in this conveyance for waiving any marital interest that she may have in this property

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 24th day of June, 2019, before me personally appeared James Dudley Parker and Page N. Parker, 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's (or persons') free act and deed.

Witness my hand, at office, this 24th day of June, 2019.

Notary Signature
My commission expires: 2/22/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Sheri Engel

Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY