THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 34969-08-2019**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $277,000.00. Affiant Subscribed and sworn to before me this 21st day of August, 2019. Notary Public My Commission Expires: MY COMMISSION EXPIRES: 01/18/22

ATT VIXAYVONG STATE TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

WARRANTY DEED

Address New Owner: Jarrett Lane 6523 Cougar Drive Nashville, TN 37209	**Send Tax Bills To:** Cardinal Financial company dba Sebonic Financial 3701 Arco Corporate Dr., Ste. 200 Charlotte, NC 28273	**Tax Information:** Map and Parcel No.: 102 04 0 207 00

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, **John D. Mills and Christy L. Mills, husband and wife**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Jarrett Lane, an unmarried man** ("Grantee"), his heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 6523 Cougar Drive, Nashville, TN 37209.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, 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 as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

Karen Johnson Davidson County
Batch# 276237 DEEDWARR
08/26/2019 09:28:13 AM 3 pgs
Fees: $18.00 Taxes: $1,024.90

20190826-0085334

IN WITNESS WHEREOF, Grantor has executed this instrument on the 21st day of August, 2019.

John D. Mills by [signature], Atty-In-Fact
John D. Mills, Gerald G. Patterson, his Attorney-in-fact

Christy L. Mills by [signature], Atty-In-Fact
Christy L. Mills, Gerald G. Patterson, her Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gerald G. Patterson, 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 John D. Mills and Christy L. Mills, and he is authorized by John D. Mills and Christy L. Mills, to execute this instrument on their behalf.

Witness my hand, at office, this 21st day of August, 2019.

[signature]
Notary Public

My Commission Expires:

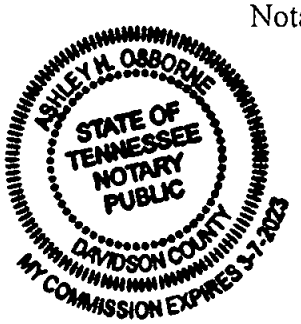


EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 775 on the Plan of Charlotte Park Section 22, as of record in Plat Book 3700, pages 67 and 68, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to John D. Mills and Christy L. Mills, husband and wife, by deed dated November 30, 2017 from Duane E. Duffy and wife, Barbara A. Duffy of record in Instrument No. 20171204-0123487, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2019, which have been prorated and assumed by Grantee. Map and Parcel No. 102 04 0 207 00.
2. All matters appearing on the Plan of record as Book 3700, pages 67 & 68, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants contained in an instrument of record in Book 4017, page 699, Register's Office for Davidson County, Tennessee.