Karen Johnson Davidson County
Batch# 277162 DEEDWARR
08/28/2019 09:46:17 AM 2 pgs
Fees: $13.00 Taxes: $11,102.59
20190828-0086658

Please do not publish

Prepared by & Return to:
Bert W. McCarter, Attorney
Premier Land Title & Escrow, LLC
528 N. Walnut Street
Murfreesboro, TN 37130
File No.0076W-19

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $3,000,700.00

ANNEMARIE CAIN STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 27th day of August, 2019

Notary Public
My Commission Expires: 1-18-22

Address of New Owner	Send Tax Bills To:	
The March Trust C/o Carolyn W Schott Sherrard, Roe, Voigt & Harbison, PC 150 3rd Avenue S Ste 1100 Nashville, TN 37201	The March Trust C/o Carolyn W Schott Sherrard, Roe, Voigt & Harbison, PC 150 3rd Avenue S Ste 1100 Nashville, TN 37201	Map/parcel: 144-10-0-027.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE

DeMarco Murray, a Married Man

HEREINAFTER REFERRED TO AS THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Carolyn W. Schott, Trustee, the Marsh Trust

HEREINAFTER CALLED THE GRANTEE(S), ITS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE DESCRIBED AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of Chickering Valley of record in Plat Book 2331, Page (s) 121 through 123, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 29 fronts 165 feet on the Easterly side of Chickering Lane and extends back along the Northerly line 512.1 feet; along the Southerly line 477.2 feet to a dead line, measuring 170 feet thereon.

Being the same property conveyed to Demarco Murray, a married man by Warranty Deed from Encore Construction, LLC, a Tennessee Limited Liability Company dated May 17, 2019 and appearing of record in Instrument Number 20190528-0049729 in the Register's Office for Davidson County, Tennessee.

This being investment property only, having never been the personal residence of the grantor at anytime, Grantor warrants that he has never lived in the subject property as a married person and that the subject property is not subject to any marital rights therein

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been prorated as of the date of closing and assumed by the Grantee(s) here.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 2232 Chickering Lane Nashville, TN, 37215

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), his heirs and assigns forever; and I/We so covenant with the said GRANTEE(S) that I/We are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I/We do further covenant and bind my/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 20th day of August, 2019

DeMarco Murray

STATE OF Arizona
COUNTY OF Pima

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within DeMarco Murray, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument (WARRANTY DEED) for the purposes therein contained.

Witness my hand and official seal this 20th day of August, 2019

Notary Public

My Commission Expires: 11/26/2021

OFFICIAL SEAL
JOAQUIN SAMANIEGO
NOTARY PUBLIC-ARIZONA
PIMA COUNTY
My Comm. Exp. Nov. 26, 2021