Prepared by and return to:
WISEMAN BRAY PLLC
8001 Centerview Parkway, Ste. 103
Memphis, Tennessee 38018
(901) 372-5003

Map-Parcel Numbers: 03000023700

Karen Johnson Davidson County
Batch# 323367 DEEDWARR
12/03/2019 08:22:08 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191203-0124061

WARRANTY DEED

Property Address & New Owner :	*	Mail Tax Statement to:
GREGORY D. DEW and	*	Gregory D. Dew
KELLEY G. DEW	*	Kelley G. Dew
0 Whites Creek Pike	*	3261 Thoroughbred Drive
Nashville, TN 37207	*	Hermitage, TN 37086

The GRANTOR, **GREGORY D. DEW, married,** for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, does hereby bargain, sell, convey, and confirm the below-described property to:

GREGORY D. DEW and wife, KELLEY G. DEW,
as tenants by the entirety

Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

SEE ATTACHED EXHIBIT A FOR FULL LEGAL DESCRIPTION

Being the same property conveyed to Gregory D. Dew, married, by Warranty Deed of record at Instrument Number 20151125-0119775 in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to the restrictions attached as Exhibit A to the Warranty Deed of Record in Book 10129, Page 252, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantees or any Successor Grantees and assigns in fee simple forever.

The Grantor does hereby covenant with said Grantees or any Successor Grantees that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; and that he warrants and will forever defend against the lawful claims of all persons the title and quiet possession thereto.

SAID GRANTEES OR ANY SUCCESSOR GRANTEES TO HAVE the full power to sell, mortgage, rent, lease and convey, without the purchaser, lender, mortgagee, or tenant being required to see to the distribution and application of any proceeds of sale, loan or rent.

No abstract or survey was furnished for preparation of this instrument.

The preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representation whatsoever other than it has been accurately transcribed from the information provided.

IN TESTIMONY WHEREOF, this instrument has been executed this 11th day of November, 2019, by the undersigned.

GREGORY D. DEW

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared **GREGORY D. DEW,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 11th day of November, 2019.

NOTARY PUBLIC

LARRY R. BRAY STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Commission Expires: _____

My Comm. Exp. 3-7-2021

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN TENN. CODE ANN. § 67-4-409(a)(1)(A).

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Ten Dollars ($10.00).

AFFIANT

Subscribed and sworn to before me this 11th day of November, 2019.

NOTARY PUBLIC

LARRY R. BRAY STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Commission Expires: _____

My Comm. Exp. 3-7-2021

EXHIBIT A

TRACT #4

BEING A TRACT OR PARCEL OF LAND LOCATED IN DAVIDSON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN IRON ROD (NEW, W/TENN RLS 1638 CAP) LOCATED IN THE NORTHERLY RIGHT-OF-WAY LINE OF WHITES CREEK PIKE, SAID POINT BEING THE NORTHWESTERLY CORNER OF THE DUKE CEMETERY PROPERTY, THENCE N29DEG34MIN14SECE, 142.20 FEET, THENCE N05DEG43MIN25SECW, 197.00 FEET, THENCE N09DEG39MIN50SECE, 204.19 FEET TO THE TRUE POINT OF BEGINNING,

THENCE, WITH THE NORTHEASTERLY LINE OF PROPERTY (TRACT 6) CONVEYED TO RAY ALLEN AND JUDY ALLEN BY DEED OF RECORD IN BOOK 11619, PAGE 517, R.O.D.C., N46DEG50MIN00SECW, 323.96 FEET TO AN EXISTING IRON PIN,

THENCE, LEAVING SAID LINE WITH THE EASTERLY LINE OF PROPERTY (TRACT 5) CONVEYED TO RAY ALLEN AND JUDY ALLEN BY DEED OF RECORD IN BOOK 10155, PAGE 549 AND BOOK 10443, PAGE 638, R.O.D.C., N20DEG37MIN13SECE, 836.92 FEET TO AN EXISTING IRON PIN,

THENCE, LEAVING SAID LINE WITH THE SOUTHWESTERLY LINE OF PROPERTY CONVEYED TO J.W. HOBBS AND CALVIN S. HOBBS BY DEED OF RECORD IN BOOK 4361, PAGE 987, R.O.D.C., S28DEG29MIN00SECE, 157.45 FEET TO AN EXISTING IRON PIN,

THENCE, CONTINUING S33DEG04MIN55SECE, 237.01 FEET TO AN EXISTING IRON PIN,

THENCE, S37DEG16MIN15SECE, 138.48 FEET TO AN EXISTING IRON PIN,

THENCE, LEAVING SAID LINE WITH THE WESTERLY LINE OF PROPERTY CONVEYED TO CECIL BRAGG, JR. BY DEED OF RECORD IN BOOK 10155, PAGE 545, R.O.D.C, S31DEG52MIN12SECW, 656.77 FEET TO AN EXISTING IRON PIN AND THE POINT OF BEGINNING.

CONTAINING 278,779 SQUARE FEET OR 6.40 ACRES, MORE OR LESS.