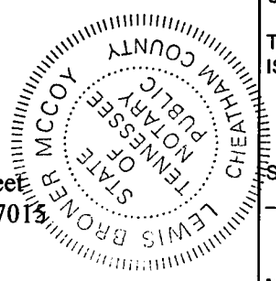
Prepared by:
L. Broner McCoy
Attorney at Law
102 North Main Street
Ashland City, TN 37015
File: 19120040



STATE OF TN }
COUNTY OF Cheatham }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $330,000.00

Larry S. Bl
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 16th DAY OF JAN, 2020.

NOTARY PUBLIC

My Commission expires: 8/27/22

Address of New Owner
Larry H. Wiggs and
Jeff Bohan
7013 Westbelt Drive
Nashville, TN 37209

Send Tax Bills To:
Same

Tax Information:
079-00-0-066.00

Karen Johnson Davidson County
Batch# 344576 DEEDWARR
01/16/2020 02:12:30 PM 3 pgs
Fees: $18.00 Taxes: $1,221.00
20200116-0005977

Warranty Deed

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 and sufficiency of all of which are hereby acknowledged, **Burl Haun, vested owner of twenty-five (25%) percent,** hereinafter called the **Grantor(s)**, have/has bargained and sold, and by these presents do transfer and convey his entire vested interest unto **Larry H. Wiggs, a twelve and 50/100 (12.5%) percent interest, and Jeff Bohan, a twelve and 50/100 (12.5%) percent interest,** hereinafter called the **Grantee(s)**, his/her/their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Westbelt Industrial Park, as of record in Plat Book 6250, Page 796, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point on the westerly margin of Westbelt Drive, the said point being the southeast corner of Lot No. 4 and the northeast corner of Lot No. 3 of Westbelt Industrial Park; thence along the common boundary between Lot Nos. 3 and 4 in a westerly direction, 318.12 feet to a point; thence North 10 degrees 56' West 156.57 feet to a point; thence North 80 degrees 15' East 318.19 feet to a point in the westerly margin of Westbelt Drive; thence along the said margin South 10 degrees 56' East 150.00 feet to the point of beginning, containing 1.12 acres, more or less.

Being the same property conveyed to William H. McMath and Larry H. Wiggs by Warranty Deed from Belz Investment Company, a partnership composed of Phillip Belz and Jack A. Belz, dated 04/15/1987 and recorded on 04/24/1987 in Book 7214, Page 448, and re-recorded on 05/01/1987 in Book 7222, Page 279, RODCT. William H. McMath and wife, Katie McMath, further conveyed their one-half interest to Burl Haun and wife, Cheryl Haun, and Jeff Bohan and wife, Cheryl Bohan, by Warranty Deed dated 09/01/1993 and recorded on 09/02/1993 in Book 9069, Page 624, RODCT. Cheryl Bohan further conveyed her interest to Jeff Bohan by Quitclaim Deed dated 09/03/1993 and recorded on 09/09/1993 in Book 9075, Page 871, RODCT. Cheryl Haun further conveyed her interest to Burl Haun by Quitclaim Deed dated 09/07/1993 and recorded on 09/09/1993 in Book 9075, Page 873, RODCT.

This is property generally located:
7013 Westbelt Drive, Nashville, TN 37209

SUBJECT TO THE FOLLOWING:

1. 2020 Taxes have been prorated and have been assumed by and are the responsibility of Grantee.

2. Matters shown on the Plan of record in Plat Book 6250, Page 796, and Plat Book 6200, Page 622, said Register's Office.
3. Sanitary Sewer Easement of record in Book 6956, Page 87, said Register's Office.
4. Declaration of Permissive Use of record in Instrument No. 20191206-0126151, said Register's Office.

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/her/their heirs and assigns, forever. I/We do covenant with said Grantee(s) that I/We are/am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that same is unencumbered, unless otherwise set out herein or as to other matters appearing of record. I/We further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the Grantee(s), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, **Burl Haun** has/have caused this instrument to be executed, ~~this the~~ 16 day of JAN, 2020.

Burl Haun

STATE OF TN
COUNTY OF Cheatham

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Burl Haun,** 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 for the purposes therein contained.

This the 16 day of JAN, 2020.

NOTARY PUBLIC
My commission Expires: 8/27/22

BRONER MCCOY LEWIS STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY

True Copy Certification

As required under T.C.A §66-24-101(d) et seq.

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

Signature

State of Tennessee

County of Cheatham

Personally appeared before me, Kara J. Krantz, a notary public for this county and state, **L. Broner McCoy**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

This the 16th day of January, 2020.

Notary's Signature

My Commission Expires: 1-10-2021

KARA J. KRANTZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY