This Instrument Prepared By and Returned To: Concord Title 3000 Meridian Blvd. Ste. 140 Franklin, TN 37067 File No. 20214764 **After Recording Return To The Above.**	I hereby swear or affirm that the actual consideration for this transfer, or the value of the Premises, whichever is greater, is **$632,500.00** which is equal to or greater than the amount the Premises would command at a fair and voluntary sale. Affiant Sworn to and subscribed before me this 12th day of May, 2021. Notary Public My Commission Expires: 3/20/24

ALLA B. MARLON NOTARY PUBLIC STATE OF TENNESSEE MY COMM. EXPIRES 3/20/24 COUNTY OF DICKSON

Karen Johnson Davidson County
Batch# 635143 DEEDWARR
05/13/2021 10:49:24 AM 2 pgs
Fees: $13.00 Taxes: $2,340.25

20210513-0064656

WARRANTY DEED

THIS INDENTURE, made this 11th day of May, 2021, among:

TAYLOR BUTLER AND LAUREN WALKER N/K/A LAUREN BUTLER, HUSBAND AND WIFE

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantor**")

AND

STEVE MURRAY PARKER, JR.

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantee**").

WITNESSETH:

THAT the Grantor, for and in consideration of $10.00 Dollars and other good and valuable consideration, paid in hand, the receipt and sufficiency of which is hereby acknowledged, does grant, bargain, sell, transfer, convey and set over unto Grantee the following described real property hereinafter referred to as the "Premises".

Land in Davidson County, Tennessee, being the Eastely 50 feet of Lots Nos. 18 and 19 on the Plan of Lindsley Park Addition of record in Plat Book 547, Page 76, in the Register's Office for Davidson County, Tennessee, Said parts of Lots nos. 18 and 19 fronts 50 feet on the Northerly side of Holly Street and runs back between parrallel lines 100 feet to dead line.

Being a portion of the same property conveyed to Taylor Butler, unmarried man and Lauren Walker, unmarried woman as joint tenants with right of survivorship by Warranty deed from Douglas A. Brooks, married, of record in Instrument No. 20151215-0125961 Register's Office for Davidson County, Tennessee, dated December 11, 2015 and recorded on December 15, 2015. Being also known as 1513 Holly Street Nashville, TN 37206.

TOGETHER WITH AND SUBJECT TO all hereditaments and appurtenances deriving therefrom or appertaining thereto including, without limitation, matters filed for record with the aforesaid Register's Office and/or shown on plats or maps of same, if any; further releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE Premises by the Grantee, their heirs and assigns forever.

SUBJECT TO all applicable restrictions, easements, agreements, notations, setback lines and/or matters affecting the Premises filed for record in the aforesaid Register's Office.

FURTHERMORE, the Grantor hereby covenants with Grantee that they are lawfully seized in "fee simple" of the Premises, have full power, authority and right to convey the same; that the Premises are free from all liens, other than those described above and property taxes for the current year, which shall be prorated between the parties on the date title to the Premises is transferred to Grantee, the payment of which shall be the responsibility of Grantee; and that Grantor will forever warrant and defend the Premises and title thereto against lawful claims of **ALL PERSONS WHOMSOEVER.**

THE SOURCE of the above description is derived from the previous deed of record, no boundary survey having been made at the time of this conveyance.

WHENEVER in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the undersigned have executed this instrument on the date first above written.

Taylor Butler

Lauren Walker n/k/a Lauren Butler

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Taylor Butler and Lauren Walker n/k/a Lauren Butler**, the within named bargainor(s), 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.

Witness my hand and official seal this 11 day of May, 2021.

NICK HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-20-2022

Notary Public
My Commission Expires:_____

Owner Name & Property Address:

Name: Steve Murray Parker, Jr.
Address: ~~1513 Holly Street~~ 903 Estes Rd
City, State, Zip: Nashville, TN 3~~7206~~ 3725

Responsible Party For Taxes:

Name: Steve Murray Parker, Jr.
Address: 903 Estes Rd
City, State, Zip: Nashville, TN 37215

Tax ID: 083-09-0-457.00