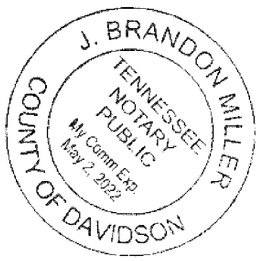
Karen Johnson Davidson County
Batch# 649212 DEEDWARR
06/03/2021 02:34:30 PM 3 pgs
Fees: $18.00 Taxes: $1,054.50
20210603-0074834

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $285,000.00.

Affiant

Subscribed and sworn to before me, this the 1st day of June, 2021.

Notary Public

My commission expires: 5-2-22

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Currey May and Donald P. May	Currey May & Donald P. May	061-04-0-129.00
3904 Oxford Street	3904 Oxford Street	
Nashville, TN 37216	Nashville, TN 37216	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **DANNY C. MORRIS, AN UNMARRIED MAN**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CURREY MAY AND DONALD P. MAY, A MARRIED COUPLE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

CM
DPM

Land in Davidson County, Tennessee, being Lot No. 14, Block No. 2 on the Plan of A. J. McGaughleys Second Haysboro Subdivision of record in Plat Book 547, Page 43, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Land in Davidson County, Tennessee, being Lot No. 14, Block No. 2 on the Plan of A. J. McGaughleys Second Haysboro Subdivision of record in Plat Book 547, Page 43, 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. 14 fronts 100 feet on the West side of Brush Hill Road, beginning 250 feet South of the Southerly margin of Haysboro Avenue where it intersects with Brush Hill Road, and extends back Westwardly between parallel lines, 300 feet to a dead line.

A strip of land, 25 feet wide, on the top of the Cumberland River Bluff, running North and South the entire length of the property set out in the Plan of A.J. McGaughey's First Haysboro Subdivision, as recorded in Book 547, Pages 15 and 16, of the Register's Office for said County, was dedicated to Public use and is called Haysboro Drive.

Being the same property conveyed to Danny C. Morris and wife, Linda H. Morris by Warranty deed from Alfred F. James and wife, Mary Ann Brandon of record in Instrument No. 20110308-0018466 Register's Office for Davidson County, Tennessee, dated March 04, 2011 and recorded on March 08, 2011.

Linda Claire Morris died June 26, 2014, leaving Danny Carlton Morris as the surviving tenant by the entirety.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 4217 Brush Hill Road, Nashville, TN 37216, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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; and I/we do 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 myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said 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 singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 1st day of June, 2021.

Dan C. Morris

Danny C. Morris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Danny C. Morris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 1st day of June, 2021.

J. B. M

Notary Public

My Commission Expires: 5-2-22

J. BRANDON MILLER
TENNESSEE NOTARY PUBLIC
My Comm Exp. May 2, 2022
COUNTY OF DAVIDSON

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

