PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 35711)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

State of Tennessee
County of Davidson
This conveyance is to a revocable living trust and is exempt from transfer tax pursuant to TCA 67-4-409-(a)(3)(F)

Affiant

Sworn and subscribed before me on
September 19,1994

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:

Dorothy K. Bagley Trust
2015 Lombardy Ave.
Nashville, TN 37215

RESPONSIBLE FOR PAYMENT OF TAXES:
SAME

MAP-PARCEL NUMBERS
117-07-J-001

BOOK 9470 PAGE 134

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Shelly W. Leffers, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Dorothy K. Bagley, Trustee for the Dorothy K. Bagley Trust of February 23, 1993, a revocable living trust** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 2015 together with allocated parking space No. P16 on the plan of The Kingsbridge Condominiums, of record in Book 7105, page 777 and amended in Book 7457, page 15, Register's Office for said County and to which plan as set forth in Exhibit "C" to the Master Deed & By-Laws is incorporated herein and made a part hereof by reference.

BEING the same property conveyed to James Leffers and wife, Shelly W. Leffers by deed from Dominion Development Corporation of record in Book 7210, page 614 and by instrument of correction of record in Book 7463, page 718, said Register's Office. By Quitclaim deed of record in Book 8041, page 49, said Register's Office, the said James Leffers conveyed his interest in subject property to Shelly W. Leffers.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 7105, Page 777 and Book 7457, page 15, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

0176 09/20 0101 03CHECK 8.00

This is improved property, known as: 2015 Lombardy Ave., 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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 19th day of September, 1994.

Shelly W. Leffers
Shelly W. Leffers

94 SEP 20 AM 11:5[illegible]
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

92492

State of Tennessee
County of Davidson

On this 19th day of September, 1994, before me the undersigned authority, personally appeared **Shelly W. Leffers**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

My Commission Expires: _____

Notary Public