This transfer is exempt from the Tennessee real estate recording tax pursuant to Chapter 721, Public Acts 1994, amending T.C.A. § 67.4-409(a)(3).

STATE OF TENNESSEE
COUNTY OF MADISON

The actual consideration for this transfer is $-0-.

Jeanette E. Knight
Affiant

Subscribed and sworn to before me this 2nd day of August, 2005.

Amanda D. Belcher
Notary Public

My Commission expires: 9/22/07

AMANDA D. BELCHER NOTARY PUBLIC AT LARGE WILSON CO. TENN.

This instrument was prepared by:
John R. Vermillion
5115 Maryland Way
Brentwood, Tennessee 37027

Address New Owner as Follows:
The Jeanette E. Knight Revocable Living Trust
1104 Fernbank Drive
Madison, Tennessee 37115

Send Tax Bills to:
The Jeanette E. Knight Revocable Living Trust
1104 Fernbank Drive
Madison, Tennessee 37115

Map-Parcel Numbers:
052-090-007.00

LIMITED WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that JEANETTE E. KNIGHT, (a/k/a JEANETTE E. ALLEN), for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, transferred and conveyed and does hereby bargain, sell, transfer and convey unto JEANETTE E. KNIGHT, as Trustee for THE JEANETTE E. KNIGHT REVOCABLE LIVING TRUST, its heirs, successors and assigns, her entire right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

TRACT ONE:

Being a tract of land in the 8th Councilmanic District of Davidson County, Tennessee and a portion of that property conveyed Rosen James Ellison, Trustee in Book 20001023, Page 104638 R. O. D. C. T., also known as Lots 7 and 8 of the resubdivision, of part of Lot 17 Montague in Plat Book 547, page 100 R. O. D. C. T., more accurately described according to a survey by Tommy E. Walker Tennessee License No. 1465 dated May 29, 2002 as follows:

Beginning at an iron pin in the northwesterly margin of Fernbank Drive, said pin being the most Southeast corner of herein described tract; thence now leaving said margin in 54 03' 07" W, 150.00 to a set iron pin; thence N. 35 45' 00" E. 114.60' to a set iron pin; thence S. 54 03' 07" E, 150.00' to a set iron pin in the northwesterly margin of said Fernbank Drive; thence with said margin S. 35 45' 00" W. 114.60' to the point of beginning, containing 0.395 acres more or less.

TRACT TWO:

Being a tract of land in the 8th Councilmanic District of Davidson County, Tennessee and a portion of that property conveyed Rosen James Ellison, Trustee in Book 20001023, Page 104638 R. O. D. C. T., also known as Lot 9 of the resubdivision, of part of Lot 17 Montague

Davidson County DEEDWARR
Recvd: 09/16/05 10:36 2 pgs
Fees:12.00 Taxes:0.00
20050916-0111538

in Plat Book 547, page 100 R. O. D. C. T., more accurately described according to a survey by Tommy E. Walker Tennessee License No. 1465 dated May 29, 2002 as follows:

BEGINNING at an iron pin in the northwesterly margin of Fernbank Drive, said pin being the most Southeast corner of herein described tract and a common corner to Lot 8 of said subdivision; thence now leaving said margin N. 54 03' 07" w, 150.00' to a set iron pin; thence N. 35 45' 00" E, 57.30' to a set iron pin; thence S. 54 03' 07" E, 150.00' to a set iron pin in the northwesterly margin of said Fernbank Drive; thence with said margin S. 35 45' 00" W, 57.30' to the point of beginning, containing 0.197 acres more or less.

Being the same property acquired by Grantor by Quitclaim Deed of record in Deed Book ____, page ____, of the Real Property Records of Davidson County, Tennessee.
20020717-0086188

The above described property is ☑ improved ☐ unimproved property.
1104 Fernbank Dr. Madison, TN 37115

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, its successors and assigns in fee simple forever.

Grantor covenants that Grantor will forever warrant and defend the title against the lawful claims of all persons claiming by, through or under Grantor but not further or otherwise.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

WITNESS my hand this 22nd day of Aug., 2005.

Jeanette E. Knight
JEANETTE E. KNIGHT

STATE OF TENNESSEE

COUNTY OF MADISON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEANETTE E. KNIGHT, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Madison, Tennessee, this 22nd day of August, 2005.

AMANDA D. BELCHER NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Amanda D. Belcher
Notary Public, State of Tennessee
My Commission expires: 9/22/07.