BILL GARRETT, Davidson County
Trans:T20120058528 DEEDWARR
Recvd: 08/07/12 14:40 3 pgs
Fees:17.00 Taxes:0.00
20120807-0070395

| THIS DOCUMENT PREPARED BY<br><br>**JEFFREY MOBLEY**<br>Howard Mobley Hayes & Gontarek, PLLC<br>2319 Crestmoor Road<br>Nashville, Tennessee 37215<br>(615) 627-4444 | **This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(F).** |
|---|---|

| Address of new owners: | Send Tax Bills to: | Map-Parcel Numbers |
|---|---|---|
| | | **WILSON CO.** |
| Rebecca M. Oxley & | SAME | Map 050H, B, Parcel 026.00 |
| Chris D. Oxley, Trustees | | **DAVIDSON CO.** |
| 600 Mossy Point | | Map 086 12 0A, Parcel 011.00 |
| Mt. Juliet, Tennessee 37122 | | |

## WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Rebecca M. Oxley, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Rebecca M. Oxley and/or Chris D. Oxley, Trustees of The Rebecca M. Oxley Living Trust, established by the Revocable Trust Agreement of Rebecca M. Oxley dated October 26, 2011**, as amended from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors, heirs and assigns, all of the Grantor's right, title and interest in and to real property in

the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. Current year's State and County taxes, which have been assumed by the Grantees.

2. Any matters of record.

**TO HAVE AND TO HOLD** the said real property herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, the Grantees' successors, heirs and assigns, forever; and the Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said real property, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantor does further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said real property to the said Grantees, the Grantees' successors, heirs and assigns, against the lawful claims of all persons whomsoever.

Rebecca Oxley and Rebecca M. Oxley are one and the same person.

**WITNESS** my hand this 22 day of June, 2012.

Rebecca M. Oxley

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Rebecca M. Oxley, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 22nd day of June, 2012.

My Commission Expires: November 3, 2015

Notary Public

EMILY MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

**EXHIBIT A**

**Legal Description**

**WILSON COUNTY**

Land lying in Wilson County, Tennessee, more particularly described as follows:

BEING Lot No. 68 on the Plan of Sunset Harbour, Section Two , as shown by plat of record in Plat Book 25, Page 602, of the Register's Office of Wilson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot,

Being the same property conveyed to Chris Oxley, a married man and Wife, Rebecca Oxley, by Warranty Deed from Kennedy Homes, LLC, of record in Record Book 1268, Page 361, Register's Office for Wilson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

Also being the same property conveyed to Rebecca M. Oxley by deed from Chris D. Oxley of record as Instrument No. 2012 1247533D, in Book 1497, page 662, Register's Office for Wilson County, Tennessee.

This is improved property known as 600 Mossy Point, Mt. Juliet, Tennessee 37122.

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**DAVIDSON COUNTY**

Land lying in Davidson County, Tennessee, more particularly described as follows:

BEING Lot No. 11 on the plan of Final Plat, Revision of Sec. 1, Tulip Grove Pointe, "CLUSTER LOT SUBDIVISION", as the same appears of record in Instrument No. 20060905-0109478, Register's office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description.

Being the same property conveyed to Rebecca M. Oxley and Chris Oxley, wife and husband, by Warranty Deed from Greenvale Construction, LLC, a Tennessee limited liability company, of record in Instrument 20081027-0107013, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Rebecca M. Oxley by deed from Chris D. Oxley of record as Instrument No. 20120706000592916, in Book _____, page _____, Register's Office for Davidson County, Tennessee.

This is improved property known as 308 Canal Ct., Hermitage, TN 37076.