WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$144,500.00**

Affiant

Subscribed and sworn to before me, this 30th day of April, 2013.

Notary Public

MY COMMISSION EXPIRES: 7/a/2015
(AFFIX SEAL)

John M. Wells
State of Tennessee Notary Public
Davidson County

BILL GARRETT, Davidson County
Trans:T20130036592 DEEDWARR
Recvd: 05/02/13 13:20 2 pgs
Fees:13.00 Taxes:534.65
20130502-0044385

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clayton Risner	National Bank of Kansas City	182-06-0A
(NAME)	(NAME)	(MAP)
7212 Legacy Drive	10700 Nall Avenue, Suite 300	249.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Antioch, TN 37013	Overland Park, KS 66211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Christopher Chad LeGate, married**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Clayton Risner and wife Adrianna Risner,** hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 259 on the Plan of the Final Plat of Old Hickory Hills, Phase Two - Section Three, of record in Instrument Number 20040420-0044507, as corrected by Surveyor's Certificate of Correction of record in Instrument Number 20041021-0126628, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Christopher Chad Legate by Special Warranty Deed from Homesales, Inc., a Delaware corporation, of record in Instrument Number 20100309-0017970, Register's Office for Davidson County, Tennessee, dated February 11, 2010 and recorded on March 9, 2010.

Spouse of Grantor joins in this conveyance for the purpose of conveying all right, title and interest she may have in and to the above described property.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 7212 Legacy Drive, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this _____ day of April, 2013.

Christopher Chad LeGate

Lauren Elise LeGate

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Christopher Chad LeGate and Lauren Elise LeGate, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

26th Witness my hand and official seal at office at Greenville, South Carolina, on this the _____ day of April, 2013.

Notary Public

My Commission Expires: 1-10-18

TODD BORDERS
Notary Public State of South Carolina
My Commission Expires January 10, 2018