BILL GARRETT, Davidson County
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This document prepared by (and after recording return to):
Name: Norman E. Sabin
Firm/Company: SABIN & ASSOCIATES, PLLC
Address: 651 East Fourth Street
Address 2: Suite 100
City, State, Zip: Chattanooga, Tennessee 37403
Phone: (423) 648-9829

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF ONE DOLLAR ($1.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, JAMES C. NORDSTROM and wife, THERESA M. NORDSTROM, heirs and assign, hereinafter referred to as "Grantors", have this day bargained and sold, and by these presents do hereby transfer and convey unto JAMES CRAIG NORDSTROM and THERESA MARIE NORDSTROM, TRUSTEES, or their successors in trust, under the NORDSTROM LIVING TRUST, dated November 11, 2013, and any amendments thereto, hereinafter referred to as "Grantees", the following lands and property, together with all improvements located thereon, in Davidson County, State of Tennessee, to-wit:

Being Lot No. 647 on the Plan of Caldwell Hall, Section VII, of record in Book 3300, page 19, Register's Office for said County.

Said Lot No. 647 fronts 69.8 feet on the southerly side of Dunston Drive and runs back 141.5 feet on the easterly line and 139.5 feet on the westerly line to a dead line in the rear, which is a broken line, on which it measures 99.3 feet.

Subject to all matters as shown on Plan of Caldwell Hall of record in Book 3300, page 19, Register's Office for Davidson County, Tennessee.

MORE COMMONLY KNOWN AS: 617 Dunston Drive, Nashville, Tennessee 37211

MAP-PARCEL: 132 16 0 081.00

REFERENCE is made for prior title to Deed recorded in Instrument No. 20120423-0034275 in the Register's Office of Davidson County, Tennessee.

Grantors and Grantees acknowledge that this deed was prepared from information furnished by them. No title examination has been made and SABIN & ASSOCIATES, PLLC, attorneys, shall not be liable for the status of title to the property or the accuracy of such information.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to the said Grantee, and the said Grantee's assigns forever, and the said Grantors do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant

with Grantee that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 10 day of February, 2014.

Grantor
JAMES C. NORDSTROM

Grantor
THERESA M. NORDSTROM

STATE OF COLORADO

COUNTY OF ARAPAHO

On this 10 day of February, 2014, before me personally appeared JAMES C. NORDSTROM and THERESA M. NORDSTROM, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such persons free act and deed.

LUCY M. DALLAS
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20134064866
MY COMMISSION EXPIRES OCTOBER 30, 2017

Notary Public

My Commission Expires: 10/30/17

Grantor(s) Name, Address:

JAMES C. NORDSTROM and THERESA M. NORDSTROM
16185 Crestrock Court
Parker, Colorado 80134

Grantee(s) Name, Address:

JAMES CRAIG NORDSTROM and THERESA MARIE NORDSTROM, TRUSTEES, or their successors in trust, under the NORDSTROM LIVING TRUST, dated November 11, 2013, and any amendments thereto
16185 Crestrock Court
Parker, Colorado 80134

SEND TAX STATEMENTS TO:

JAMES C. and THERESA M. NORDSTROM
16185 Crestrock Court
Parker, Colorado 80134

STATE OF COLORADO

COUNTY OF ARAPAHO

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater is $191,200.00. However, I/we hereby swear or affirm that this transfer of the property is a transfer to a Revocable Living Trust and as such, is exempt from Tennessee transfer taxes pursuant to TCA §67-4-409(a)(3)(F).

Subscribed and sworn to before me

This 10 day of February, 2014

Affiant
JAMES CRAIG NORDSTROM, Trustee

Theresa Marie Nordstrom

Affiant
THERESA MARIE NORDSTROM, Trustee

LUCY M. DALLAS
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20134064868
MY COMMISSION EXPIRES OCTOBER 30, 2017

Notary Public

My Commission Expires: 10/30/17