BILL GARRETT, Davidson County
Trans:T20140041386 DEEDWARR
Recvd: 06/12/14 08:38 3 pgs
Fees:17.00 Taxes:0.00
20140612-0051122

THIS DOCUMENT PREPARED BY JEFFREY MOBLEY Howard Mobley Hayes & Gontarek, PLLC 2319 Crestmoor Road Nashville, Tennessee 37215 (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 owner:	Send Tax Bills to:	Map-Parcel Numbers
Terry G. Minnen, Trustee 6307 Park Lane Nashville, Tennessee 37205	SAME	129 15 0 019.00

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, Terry G. Minnen, 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 **Terry G. Minnen, Trustee of The Terry G. Minnen Living Trust, established by the Revocable Trust Agreement of Terry G. Minnen dated June 6, 2014**, as amended from time to time, and to his/her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's 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 Grantee, the Grantee's successors, heirs and assigns, forever; and the Grantor does covenant with the said Grantee 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 Grantee, the Grantee's successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 6th day of June, 2014.

Terry G. Minnen

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Terry G. Minnen, 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 6th day of June, 2014.

My Commission Expires: _____

JEFFREY MOBLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

Notary Public

EXHIBIT A

Legal Description

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

Being Lot No. 129 on the Plan of Section 1, Warner Park Valley, of record in Book 3600, pages 12, 13, and 14, Register's Office for said County, as follows:

Said Lot No. 129 fronts 134.96 feet on the southerly side of Park Lane and extends back 145.85 feet on the westerly line and 100.76 feet on the easterly line, to a dead line in the rear on which it measures 125.67 feet.

Being the same property conveyed to Terry G. Minnen, unmarried, by deed from Fred C. Tidwell and wife, Anna Rena Tidwell, of record in Book 6688, page 208, Register's Office for Davidson County, Tennessee.

This is improved property known as 6307 Park Lane, Nashville, Tennessee 37205.