This Instrument Prepared By:
Legacy Law Group, PC
216 Centerview Drive
Suite 317
Brentwood, Tennessee 37027

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

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BILL GARRETT, Davidson County
Trans:T20150003631 DEEDWARR
Recvd: 01/15/15 09:48 3 pgs
Fees:17.00 Taxes:0.00
20150115-0004199

New Owner:	**Send Tax Bill:**	**Map/Parcel**
LEE RECTOR, Trustee KRISTEN RECTOR, Trustee RECTOR REVOCABLE LIVING TRUST dated January 2, 2015 209 Andover Way Nashville, TN 37221	SAME	142160B00300CO

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][3][F]).

AFFIANT

Sworn to and subscribed before me this 12th day of January, 2015.

Notary Public

My Commission Expires: 05-03-2017

MATTHEW D. FAULK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-03-2017

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, we, KRISTEN E. RECTOR also known as KRISTEN RECTOR, and LEE S. RECTOR, also known as LEE RECTOR, wife and husband, do hereby transfer and convey any and all interest owned by us in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to LEE RECTOR and KRISTEN RECTOR, TRUSTEES of the RECTOR REVOCABLE LIVING TRUST, dated January 2, 2015.

This instrument of conveyance is governed by Section 35-15-510, Tennessee Code Annotated, which is intended to preserve the status of tenants by the entireties of the property despite its conveyance to our revocable trust.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, we covenant we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is

unencumbered.

We further covenant and bind ourselves, our heirs, and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever 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 OUR HAND this 2nd day of January, 2015.

By: _____
LEE RECTOR

_____
KRISTEN RECTOR

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LEE RECTOR and KRISTEN RECTOR, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 2nd day of January, 2015.

_____
NOTARY PUBLIC

My Commission Expires: Aug. 22, 2015

GWENDOLYN ADKISSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
My Commission Expires AUG. 22, 2015

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Arlington Green, Phase I, of record in Book 6900, Page 399, amended in Book 7517, Page 281, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kristen E. Rector and Lee S. Rector, wife and husband, by Warranty Deed from John L. Kennedy and wife, Eleanor R. Kennedy, dated September 26, 2014, recorded September 30, 2014 in Instrument Number 20140930-0090249 in the Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2014, and subsequent years; The Plan, with Owner's Certificate, of record in Book 6900, Page 399, amended in Book 7517, Page 281, said Register's Office, to which plan reference is hereby made for a more complete description; The Declaration of Covenants, Conditions and Restrictions of record in Book 8120, page 402, Book 8120, page 485, Book 8180, page 230, Book 8181, page 62, Book 8180, page 232, Book 8902, page 963 and Book 11232, page 427, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property known as 209 Andover Way, Nashville, TN 37221.