BILL GARRETT, Davidson County
Trans:T20150074060 DEEDWARR
Recvd: 08/31/15 15:54 3 pgs
Fees:18.00 Taxes:2294.00
20150831-0088358

THIS INSTRUMENT PREPARED BY:
Watkins, & McNeilly, PLLC
W. Warner McNeilly, III
214 Second Ave. North, Suite 300
Nashville, TN 37201
(615) 255-2191

WARRANTY DEED

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL #:
PINNACLE BANK, Co-Trustee, et al. Attn: Trust & Investment Advisory P. O. Box 291947 Nashville, TN 37229-1947	SAME	13201003500

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $620,000.00.

W. WARNER McNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

PINNACLE BANK, Co-Trustee

KEITH B. DAVIS, Senior Vice President

SUBSCRIBED AND SWORN to before me, W. WARNER McNEILLY III, by KEITH B. DAVIS, in his capacity as Senior Vice President of Pinnacle Bank, this 31st day of August, 2015.

Notary Public
My Commission Expires: 9/11/17

FOR AND IN CONSIDERATION of the sum of Six Hundred Twenty Thousand Dollars ($620,000.00), cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, I, AMY C. SMITH, hereinafter "GRANTOR", have this day bargained and sold and do hereby transfer and convey all of my right, title and interest in certain real estate in

Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference ("the Property") as follows:

(i) A one-half (1/2) undivided interest in the Property as tenant in common to PINNACLE BANK AND LISA T. WHEELER, CO-TRUSTEES OF THE GST NON-EXEMPT TRUST U/W/O M. CARL TALLEY F/B/O LISA T. WHEELER, their successors and assigns, ("GRANTEE"); and

(ii) A one-half (1/2) undivided interest in the Property as tenant in common to PINNACLE BANK AND LISA T. WHEELER, CO-TRUSTEES OF THE JESSE L. TALLEY 2001 TRUST, their successors and assigns, ("GRANTEE").

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the GRANTEES, their successors and assigns forever. GRANTOR covenants that she is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for those matters shown on Exhibit A.

GRANTOR further covenants and binds herself, her heirs and assigns, to warrant and forever defend the title to said real estate to the GRANTEES, their successors and assigns, against the lawful claims of all persons except as herein stated.

WITNESS my hand, this 31st day of August, 2015.

AMY C. SMITH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, W. WARNER McNEILLY III, Notary, of said county, AMY C. SMITH, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, this 31st day of August, 2015.

W. WARNER McNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT 11, 2017

NOTARY PUBLIC
My Commission Expires: 9/11/17

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 188 on the Map of Re-Subdivision of Lots 188 and 189, Rolling Meadows Subdivision, of record in Plat Book 4060, page 52, Register's Office, Davidson County, Tennessee to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Amy C. Smith, an unmarried person by deeds of record in Instrument #20030303-0027359, and Instrument #20110901-0067797, Register's Office, Davidson County, Tennessee.

The street address of the property is 4018 Lealand Lane, Nashville, Tennessee 37204.

This property is subject to:

1. Taxes and assessments for the year 2015 and subsequent years, not yet due and payable.

2. Subject to all matters shown on map of Re-Subdivision of Lots 188 and 189, Rolling Meadows Subdivision, of record in Plat Book 4060, page 52, Register's Office, Davidson County, Tennessee.