BILL GARRETT, Davidson County
Trans:T20150079199 DEEDWARR
Recvd: 09/17/15 13:49 3 pgs
Fees:17.00 Taxes:0.00

20150917-0094547

This Instrument Prepared By:
Legacy Law Group, PC
216 Centerview Drive
Suite 140
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.

space intentionally left blank for recording purposes.

BK: 6557 PG: 764-766
15038620

3 PGS:AL-DEED	
400717	
09/08/2015 - 01:02 PM	
BATCH	400717
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	15.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	17.00

STATE OF TENNESSEE, WILLIAMSON COUNTY
SADIE WADE
REGISTER OF DEEDS

New Owner:	**Send Tax Bill:**	**Map/Parcel**
JULIE H. GAGLIONE, Trustee JULIE H. GAGLIONE REVOCABLE LIVING TRUST dated September 1, 2015 1737 Old Hickory Blvd. Brentwood, TN 37027	SAME	158-00-0-043.00

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

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

Sworn to and subscribed before me this 1st day of September, 2015.

Notary Public

My Commission Expires: 05-03-2017

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, I, JULIE HAYS GAGLIONE, also known as JULIE H GAGLIONE, do hereby transfer and convey any and all interest owned by me in and to that certain real estate located in **Williamson and Davidson County**, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to JULIE H. GAGLIONE, TRUSTEE of the JULIE H. GAGLIONE REVOCABLE LIVING TRUST, dated September 1, 2015.

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

I further covenant and bind myself, my 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.

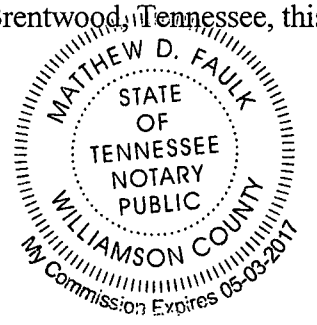
WITNESS MY HAND this 1st day of September, 2015.

By: _____
JULIE HAYS GAGLIONE

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 JULIE HAYS GAGLIONE, 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 1st day of September, 2015.



_____
NOTARY PUBLIC

My Commission Expires: 05-03-2017

Exhibit A

Property Description

Said property is described to wit:

A tract or parcel of land, part of which is located in the 7th Civil District of **Davidson County**, Tennessee, and the remainder of which is located in the 7th Civil District of **Williamson County**, Tennessee, being described according to a survey of Barge, Waggoner, Sumner & Cannon, dated December 6, 1972, and more particularly described as follows:

BEGINNING at a point in the center line of Old Hickory Boulevard, said point being 826.68 feet west of the west property line of Margaret W. Tupper property as measured along said center line; thence, S 1° 25' 31" W, 852.06 feet to a point which is N 85° 29' 08" W, 780.5 feet from said west boundary of said Tupper property; thence N 79° 10' W, 260 feet to a point; thence N 1° 25' 31" E, 870.36 feet to a point in said center line of Old Hickory Boulevard; thence, easterly 264.30 feet with a said center line of Old Hickory Boulevard and a curve to the left having a radius of 1,432.4 feet to the point of beginning, containing 5.03 acres, more or less.

The above description is the same as in the previous deed of recorded.

Being the same property conveyed to Julie Hays Gaglione by Warranty Deed of record from Alfred B. Strayhorn, Sr. and wife, Ruth Starr Strayhorn, A/K/A Ruth Starr G. Strayhorn, in Deed Book 6351, Page 107, Register's Office for **Williamson County**, Tennessee, and Instrument No. 20141231-0119170, Register's Office for **Davidson County**, Tennessee.

Said property is conveyed subject to any existing limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as 1737 Old Hickory Blvd., Brentwood, TN 37027.