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.

This space intentionally left blank for recording purposes.

BILL GARRETT, Davidson County
Trans:T20160072742 DEEDWARR
Recvd: 08/19/16 15:11 3 pgs
Fees:17.00 Taxes:0.00
20160819-0087175

New Owner:	**Send Tax Bill:**	**Map/Parcel**
CHAD HERNDON, Trustee KATHARINE HERNDON, Trustee HERNDON REVOCABLE LIVING TRUST dated August 19, 2016 298 Browning Road Nashville, Tennessee 37211	PennyMac Loan Services, LLC P.O. Box 30597 Los Angeles, CA 90030-0597	119-030/129

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]).

Kathlyn Wood
AFFIANT

Sworn to and subscribed before me this 4th day of August, 2016.

Notary Public

My Commission Expires: 10-7-2019

JILL NAPIER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires OCT. 7, 2019

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, we, CHAD HERNDON and KATHARINE HERNDON, husband and wife, 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 CHAD HERNDON and KATHARINE HERNDON, TRUSTEES of the HERNDON REVOCABLE LIVING TRUST, dated August 4, 2016, as tenants by the entireties.

This instrument of conveyance is governed by Section 35-15-510, Tennessee Code Annotated, which is intended to preserve the immunity from the claims of the separate creditors of one of us for property held by us as tenants by the entireties, 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 4th day of August, 2016.

By: _____
CHAD HERNDON

_____
KATHARINE HERNDON

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 CHAD HERNDON and KATHARINE HERNDON, 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 4th day of August, 2016.

_____
NOTARY PUBLIC

My Commission Expires: Aug. 8th, 2019

GWENDOLYN ADKISSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires AUG. 8, 2019

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot No. 91 on the Plan of Glencliff Estates, Section 5, of record in Plat Book 2133, page 21, Register's Office, Davidson County, Tennessee.

Said Lot No. 91 fronts 103.7 feet on the southerly side of Browning Road and runs back 146 feet on the easterly line and 259 feet on the westerly line, being a broken line, to a dead line in the rear on which it measures 133.4 feet.

Being the same property conveyed to CHAD HERNDON and KATHARINE HERNDON, husband and wife, by Warranty Deed of record from Thelma G. Moffett, unmarried, in Instrument Number 20121120-0106990, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2012 and subsequent years.

This is improved property known as 298 Browning Road, Nashville, Tennessee 37211.