STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is 285,000.00

Carrie Porter
Affiant

Subscribed and sworn to before me, this 2nd day of September, 2016.

Notary Public

My commission expires: 8-27-18

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, STE 111
NASHVILLE, TN 37220

Davidson County DEEDWARR
Recvd: 09/09/16 11:50 3 pgs
Fees:18.00 Taxes:1054.50
20160909-0095091

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Claude Samuel Fuller	SAME AS NEW	07309010200
1816 Guest Drive	OWNER	
Nashville, TN 37216		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Lisa D. Austin, Successor Trustee of the Joe B Collins Revocable Living Trust

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Claude Samuel Fuller

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Situated in Davidson County, Tennessee with said tract of land being more particularly described as follows:

Being Lot No. 395 on the Plan of Burchwood Gardens, Section III, as of record in Book 2900, page 110, said Register's Office.

Said lot fronts 115 feet on the Southwesterly side of Guest Drive and runs back 141.65 feet on the Southeasterly line and 136.89 feet on the Northwesterly line to a dead line in the rear which is a broken line on which it measures 57.82 feet.

Being the same property conveyed to Joe B Collins, from The Ruth Imogene Warner Revocable Living Trust, by Warranty Deed dated November 26, 2004 of record in Instrument No. 20041206-0144696, Register's Office for Davidson County, Tennessee. Joe B. Collins conveyed his interest to Joe B Collins Revocable Living Trust, by Quitclaim Deed dated October 2, 2007 of record in Instrument No. 20071004-0118198, Register's Office for Davidson County, Tennessee. Joe B. Collins having since died June 14, 2016, and Lisa D. Austin is the current Successor Trustee of the Joe B. Collins Revocable Living Trust.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (_X_) unimproved (____) property known as 1816 Guest Drive, Nashville, TN 37216.

Trust Affidavit

The Joe B. Collins Revocable Living Trust is one and the same as the Joe B. Collins Living Trust. The Quit Claim Deed vesting title in the trust incorrectly included "Revocable" in the name of the trust. While the trust, by its terms, is a revocable trust, the correct name of the Trust is the Joe B. Collins Living Trust.

Lisa Austin, Trustee

Lisa Austin, Successor Trustee

State of Tennessee
County of Washington

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Lisa Austin, Trustee of the Joe B. Collins Living Trust, 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 in the capacity and for the purposes therein contained.

Witness my hand and seal at Johnson City, TN, this 2nd day of September, 2016.

Michele L Hatley

Notary Public

My commission expires: 12-20-16

MICHELE L. HATLEY
STATE OF TENNESSEE NOTARY PUBLIC
WASHINGTON COUNTY

True Copy Certification

I, **Shellie Jenkins**, do hereby make oath that I am a licensed attorney and /or the custodian of the electronic version of the attached document tendered for registration here with and that this is a true and correct copy of the original document executed and authenticated according to law.

Shellie Jenkins

State of **Tennessee**
County of **Davidson**

Personally appeared before me, **Rita B Mitchell**, a notary public for this county and state, **Shellie Jenkins** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rita B Mitchell

My Commission Expires: **3/31/2020**

