BILL GARRETT, Davidson County
Trans:T20170016886 DEEDWARR
Recvd: 02/27/17 12:40 2 pgs
Fees:13.00 Taxes:455.84
20170227-0019310

THIS INSTRUMENT PREPARED BY:
Equitus Law Alliance, PLLC
P.O. Box 280240
Nashville, TN 37228-0240

FROM: William J. Mason, Trustee of The Joseph T. Mason Jr. and Dorothy D. Mason Revocable Living Trust (a/k/a Joseph T. Mason Irrevocable Trust) ("GRANTOR")

TO: William J. Mason and Priscilla M. Gray ("GRANTEES")

New Owners are as Follows:	**Send Tax Bills to:**	**Map-Parcel Numbers:**
William Mason and Priscilla Gray	William J. Mason	Map: 119-10
183 Thompson Lane	183 Thompson Lane	Parcel: 201
Nashville, TN 37221	Nashville, TN 37211	

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS that William J. Mason, Trustee of The Joseph T. Mason Jr. and Dorothy D. Mason Revocable Living Trust, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby transfer and convey unto William J. Mason and Priscilla M. Gray, as tenants in common, their heirs, successors, and assigns, his entire right, title, and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being the Northly 12 ½ feet of Lot No. 8 and all of Lot No. 26 of Block "F" on the plan of Woodbine Courts, Section No. II, not of record, described according to a survey made by Blanchard and Parrish, Engineers, as follows:

Beginning on the sourtherly margin of Thompson Lane, at the corner of Lots Nos. 26 and 27, said point being 75 feet east of the northeast corner of the property conveyed to R.W. Waller by deed from George D. Waller and wife , of record in Book 1295, page 6, Register's Office for said County, thence with Waller's easterly line, southwardly 150 feet; thence eastwardly 75 feet; thence northwardly 150 feet to the southerly margin of Thompson Lane, thence with said lane, westwardly 75 feet to the beginning.

Being the same property conveyed to Joseph T. Mason Irrevocable Trust (a subtrust under the The Joseph T. Mason Jr. and Dorothy D. Mason Revocable Living Trust following the death of Dorothy D. Mason) by Warranty Deed dated October 11, 2007, of record in Instrument No. 20071023-0125209, Register's Office for Davidson County, Tennessee.

THIS is improved property known as 189 Thompson Lane, Nashville, Tennessee.

TO HAVE AND TO HOLD the said parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said William J. Mason and Priscilla M. Gray, their heirs, successors and assigns, forever, in fee simple.

And the Trustee does covenant with the said William J. Mason and Priscilla M. Gray that they are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unencumbered, except as follows:

1. 2017 Davidson County Real Property Taxes, a lien not currently due.

2. All existing and recorded easements, rights of way and restrictions, all zoning regulations, building restrictions and setback lines, if any, and easements or right of ways for public utilities.

GRANTOR covenants with GRANTEE that he has done nothing in his capacity as Trustee to impair the title as received by GRANTOR during the time of the administration of the Trust, and he will warrant and defend the title against the lawful claims of all persons claiming by or through them in their representative capacity, but not further or otherwise.

WITNESS my hand, this 24th day of February, 2017.

THE JOSEPH T. MASON JR. AND DOROTHY D. MASON REVOCABLE LIVING TRUST
(a/k/a Joseph T Mason Irrevocable Trust)

William J. Mason

William J. Mason, Successor Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said State and County, William J. Mason, with whom I am personally acquainted, and who acknowledged that he is the Successor Trustee of The Joseph T. Mason Jr. and Dorothy D. Mason Revocable Living Trust (a/k/a Joseph T. Mason Irrevocable Trust) and is authorized to execute this instrument on behalf of the Trust and that as such he executed this instrument for the Trusts for the purposes therein contained.

Witness my hand, this 24th day of February, 2017.

Leslie Walsh

Notary Public

Leslie Walsh State of Tennessee Notary Public Davidson County

My commission expires: 3.20.19

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration of value for this transfer is $ 123,200.00.

William J. Mason

Affiant

Subscribed and sworn to before me this 24th day of February, 2017.

Leslie Walsh

Notary Public

Leslie Walsh State of Tennessee Notary Public Davidson County

My Commission Expires: 3.20.19

The legal description and how title to the property is vested have been furnished to the draftsman by the Grantor, by third parties or from the record. No examination of title has been undertaken by the draftsman hereof, and no representations or warranties as to the state of title of the subject property are made. The draftsman assumes no liability as to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.