PURSUANT TO T.C.A. § 67-4-409(3)(F), THIS TRANSFER IS EXEMPT FROM RECORDATION TAX AS SUCH TRANSFER IS EFFECTED TO TRANSFER THE SUBJECT PROPERTY TO A REVOCABLE LIVING TRUST CREATED BY THE WITHIN NAMED GRANTORS. NO OATH OF VALUE IS REQUIRED UNDER T.C.A. § 67-4-409(5).

THIS INSTRUMENT WAS PREPARED BY: Ralph Carter, Attorney at Law CARTER LAW, PLLC 1616 Westgate Circle • Brentwood, Tennessee • 37027		
ADDRESS OF NEW OWNER:	**SEND TAX BILL TO:**	**TAX IDENTIFICATION NO:**
Ronald Priester, Trustee 1536 Sunbeam Drive Cane Ridge, TN 37013	New owner	182-01-0-A-147.00 CO

QUITCLAIM DEED

THIS INSTRUMENT is made and entered into this date, the 12th day of April, 2017, by and between RONALD PRIESTER and VALERIE J. PRIESTER as husband and wife ("Grantors") and Ronald Priester and Valerie J. Priester as Trustees of The Priester Joint Revocable Living Trust U/A/D April 12, 2017 ("Grantees").

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Grantors do hereby convey, transfer, remise, release, relinquish and forever quitclaim unto Grantees, including their heirs, successors and assigns, all of Grantors' right, title and interest in and to the following described real estate TO WIT:

> LAND in Davidson County, Tennessee, being Lot 95 on the Plan of Phase Three, Sunset Hills, RS10 Subdivision – Cluster Lot Option, a Planned Unit Development of Record in Instrument Number 20130619-0063025, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.
>
> Being the same property conveyed to Ronald Priester and Valerie J. Priester via Warranty Deed from TR&D Homes Inc., a Tennessee Corporation, of record in Instrument Number 20140625-0055502, Register's Office for Davidson County, Tennessee.

The above-described property is improved property commonly known as 1536 Sunbeam Drive, Cane Ridge, Tennessee 37013.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

BILL GARRETT, Davidson County
Trans:T20170032851 DEEDQC
Recvd: 04/19/17 10:33 2 pgs
Fees:12.00 Taxes:0.00
20170419-0038209

THIS DEED WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES HERETO, AND THE LEGAL DESCRIPTION OF THE PROPERTY WAS OBTAINED FROM THE HEREIN-REFERENCED WARRANTY DEED, WHICH WAS ALSO PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED PRIOR TO THE DRAFTING OF THIS DOCUMENT. ACCORDINGLY, THE DRAFTER OF THIS DOCUMENT MAKES NO WARRANTY ABOUT THE STATUS OF TITLE TO THE SUBJECT PROPERTY OR THE INFORMATION CONTAINED HEREIN.

Witness our hand this 12 day of April, 2017.

RONALD PRIESTER, GRANTOR

VALERIE J. PRIESTER, GRANTOR

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Grantors, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purpose therein contained.

Witness my hand and official seal, this 12th day of April, 2017.

Notary Public
My commission expires: January 13, 2020

RALPH CARTER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 13, 2020