THIS INSTRUMENT PREPARED BY:
CHRISTIAN S. HOFSTETTER
95 White Bridge Road, Suite 509
Nashville, TN 37205

THIS TRANSFER IS EXEMPT FROM REAL ESTATE TRANSFER TAX PURSUANT TO T.C.A. §67-4-409(a)(3)(F).

ADDRESS NEW OWNERS:	**SEND TAX BILL TO:**	**MAP- PARCEL ID:**
Darrell Lee Hamar, Trustee 4014 General Bate Drive Nashville, TN 37204	Same	Map: 73-7 Parcel: 119

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 DOLLARS ($10.00), cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Darrell L Hamar,** hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto **Darrell Lee Hamar, Trustee** of the **Darrell Lee Hamar Revocable Living Trust,** hereinafter referred to as Grantee, its successors and assigns, his interest in and to a certain tract or parcel of land situated and being in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 303 on the Plan of Section Two, Sunset View, as of record in Book 2663, page 52, Register's Office for said County, described as follows:

Beginning at a point in the north margin of Donna Hill Drive at the corner of Lot Nos. 302 and 303; thence with the line between said lots, northerly 130 feet to a point; thence westerly 151.12 feet to a point in the easterly margin of Melbourne Drive; thence with the margin of the same, southerly 133.23 feet to the beginning of a curve; thence around said curve in a southeasterly direction 31.42 feet to the north margin of Donna Hill Drive; thence with the margin the same, easterly 140 feet to the point of beginning.

Being the same property conveyed to Darrell L. Hamar and wife, Betty Hamar by deed from Gloria M. Knoch, of record in Book 4132, Pages 972-973, Register's Office for Davidson County, Tennessee. Betty Hamar having since died, title to property is vested solely in Darrell L. Hamar.

This conveyance is also made subject to any and all existing restrictions, easements, building setback lines of record, encumbrances and covenants of record.

This is improved property known as 2801 Donna Hill Drive, Donelson, Tennessee.

BILL GARRETT, Davidson County
Trans:T20170040682 DEEDWARR
Recvd: 05/12/17 12:03 2 pgs
Fees:12.00 Taxes:0.00
20170512-0047390

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors, assigns and representatives forever. And the undersigned, do covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as noted above.

And, Grantor further covenants and binds himself, his heirs, successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors, assigns, and representatives, against the lawful claims of all persons, whomsoever.

WITNESS my hand this 10th day of May, 2017.

Darrell L Hamar

DARRELL L. HAMAR

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Darrell L. Hamar,** the within-named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of May, 2017.

NOTARY PUBLIC

My commission expires: 8/1/2017

CHRISTIAN S. HOFSTETTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

The information contained herein was supplied solely by the parties hereto without the benefit of title examination. The preparer makes no warranty as to the state of title to the real property conveyed herein or to the accuracy of the information contained herein.