This Instrument Prepared By:
Legacy Law Group, PLLC
216 Centerview Drive
Suite 140
Brentwood, Tennessee 37027

This space intentionally left blank for recording purposes.

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.

Bill Garrett Davidson County
Batch# 39605 DEEDWARR
12/20/2017 08:46:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20171220-0129415

New Owner:	**Send Tax Bill:**	**Map/Parcel**
JOHN C. WELLONS III, Trustee MELISSA F. WELLONS, Trustee WELLONS REVOCABLE LIVING TRUST dated December 18, 2017 3801 Whitland Avenue Nashville, Tennessee 37205	SAME	104-13-0-027.00

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]).

AFFIANT

MATTHEW D. FAULK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires MAR 30, 2021

Sworn to and subscribed before me this December 18, 2017.

Notary Public

My Commission Expires:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, JOHN C. WELLONS, who is one and the same as JOHN C. WELLONS III, and wife, MELISSA F. WELLONS, 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 JOHN C. WELLONS III and MELISSA F. WELLONS, TRUSTEES of the WELLONS REVOCABLE LIVING TRUST, dated December 18, 2017, 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 December 18, 2017.

By: _____
JOHN C. WELLONS

_____
MELISSA F. WELLONS

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 JOHN C. WELLONS and MELISSA F. WELLONS, 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 December 18, 2017.

_____
NOTARY PUBLIC

MATTHEW D. FAULK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires MAR 30, 2021

My Commission Expires: _____

Exhibit A

Property Description

Said property is described to wit:

Being the Northerly part of Lot No. 1 of Block "F" on the Map of the Whitland Realty Co., Subd., as of record in Book 332, Page 141, Register's Office for said County.

According to a survey made by John M. Sullivan, Civil Engineer, November 14, 1956, said part of Lot No. 1 fronts 100 ft. on the Southerly side of Whitland Ave. and runs back 185 ft. on the Westerly line, and 185 ft., more or less, on the Easterly line, with the Westerly margin of Carden Ave., to a point 15 ft. North of the Northerly line of Lot No. 12, measuring 93.2 ft. thereon.

Being the same property conveyed to JOHN C. WELLONS and wife, MELISSA F. WELLONS, by GEORGE MICHAEL CASSITY and spouse, JODIE CASSITY, by Warranty Deed of record in Instrument 20120904-0079428, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of WHITLAND REALTY COMPANY'S Subdivision, as recorded in Plat Book 332, Page(s) 141.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This legal description is stated from prior deed of record.

This is improved property known as: 3801 Whitland Avenue, Nashville, Tennessee 37205.

Tennessee Certification of Electronic Document

I, James M. Adcox III, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

James M Adcox III
Signature

State of Tennessee

County of Davidson

Personally appeared before me, Lindsay Weiss Hinson, a notary public for this county and
Notary's Name

state, James M. Adcox III, who acknowledges that this certification of an electronic
Signer's Name

document is true and correct and whose signature I have witnessed.

Lindsay Weiss Hinson
Notary Signature

MY COMMISSION EXPIRES: 1/4/24

NOTARY'S STAMP:

LINDSAY WEISS HINSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-4-2021

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).