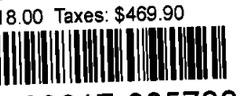
This Instrument Was Prepared By:
William Davis, Attorney, PC
219 Ward Circle, Suite 6
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 243798 DEEDWARRSP
06/17/2019 10:47:41 AM 3 pgs
Fees: $18.00 Taxes: $469.90



20190617-0057881

SPECIAL WARRANTY DEED

This Deed made on June 7th, 2019, by Cumberland Trust and Investment Company and Martha S. Underwood as Co-Trustees of The Todd Porter Charitable Remainder Unitrust, (hereinafter, collectively referred to as "Grantor") to Thomas Worthington Hagan, Jr. and Rebecca Hood Hagan, husband and wife, "Grantee".

Grantor, in consideration of ten dollars, paid by Grantee, receipt of which is hereby acknowledged, does grant and convey to Grantee and Grantee's heirs and assigns forever, the following described real property:

Land in Davidson County, Tennessee, being Unit No. L-7, Parcel No. 181, in a Horizontal Property Regime which is located on the Plat of Villager Condominiums of record in Book 5200, page 154, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to the Todd Porter Charitable Remainder Unitrust by Quitclaim Deed from Martha Sherman Underwood, Personal Representative of the Estate of William Todd Porter (also known as Todd Porter) appointed by the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, No. 10P-793, dated 05/09/2012 and filed for record on 05/16/2012 in Instrument Number 20120516-0042513, Register's Office for Davidson County, Tennessee.

This is improved property also known as 2601 Hillsboro Pike, #L7, Nashville, Tennessee, 37212.

Map and Parcel: 117030B18100CO

TO HAVE AND TO HOLD said tract of land, with the appurtenances, estate, title, and interest thereto belonging to the Grantor, its successors and assigns, forever.

Grantor does covenant with Grantee that it is lawfully seized and possessed of said property in fee simple, has a good right to convey said property and the same is unencumbered, except as otherwise herein set forth to wit:

This conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the property, all matters of survey and taxes and assessments.

Grantor covenants as follows:

1. That the premises are free from all encumbrances made by Grantor; and
2. That Grantor will warrant and defend the property conveyed against the lawful claims and demands of all persons claiming by, from, through, or under Grantor, but against none other.

And Grantor does further covenant and bind itself, its successor or assigns, against the lawful claims of all persons whomsoever claiming by, through or under Grantor but no further or otherwise; provided, however, that all covenants and warranties herein of Grantor are made in as full and ample a manner as it can and should do as such Co-Trustee but no further nor otherwise, meaning that the extent of its liability is limited by the amount of the corpus of the Trust of which it is the fiduciary and which is conveying the foregoing property.

Grantor executes this instrument solely in its fiduciary capacity and not individually and in the course of the administration of a decedent's estate and the representations and warranties herein made by it are limited to those representations and warranties it can and should make in its fiduciary capacity and not further nor otherwise.

Cumberland Trust and Investment Company
And Martha S. Underwood as Co-Trustees of
The Todd Porter Charitable Remainder Unitrust

By: Lisa C. Torch
Lisa C. Torch, VP and Special Assets Officer
For Cumberland Trust and Investment Company,
Co-Trustee

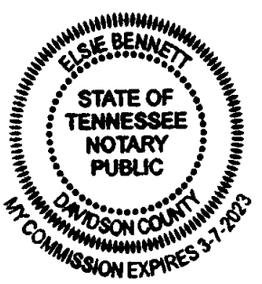
By: M Underwood
Martha S. Underwood, Co-Trustee

STATE OF TENNESSEE
COUNTY OF Davidson

On this 7th day of June, 2019, before me, personally appeared Lisa C. Torch, VP and Special Assets Officer for Cumberland Trust and Investment Company, Co-Trustee for The Todd Porter Charitable Remainder Unitrust, to me known to be the person described in and who executed the forgoing instrument, and who acknowledged the execution of same to be her free act and deed.

WITNESS my hand and official seal this 7th day of June, 2019.

Elsie Bennett
NOTARY PUBLIC



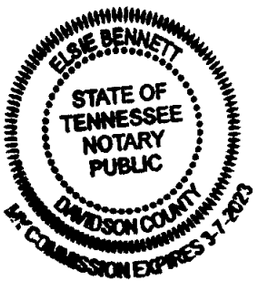
My Commission Expires:
3-7-2023

STATE OF TENNESSEE
COUNTY OF Davidson

On this 7th day of June, 2019, before me, personally appeared Martha S. Underwood, Co-Trustee for The Todd Porter Charitable Remainder Unitrust, to me known to be the person described in and who executed the forgoing instrument, and who acknowledged the execution of same to be her free act and deed.

WITNESS my hand and official seal this 7th day of June, 2019.

Elsie Bennett
NOTARY PUBLIC

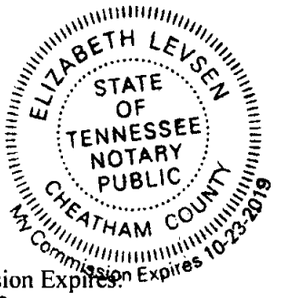


My Commission Expires:
3-7-2023

STATE OF TENNESSEE
COUNTY OF Williamson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$127,000.00** which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn before me this 8 day of June, 2019.



AFFIANT

Elizabeth Levsen
NOTARY PUBLIC

My Commission Expires:
10/23/19

Grantee(s) Name, Address:	Send Tax Statement To:
Thomas Worthington Hagan, Jr. and Rebecca Hood Hagan	NEW OWNER
3483 Stagecoach Drive	SAME
Franklin, TN 37067	