Prepared by and return to:
WISEMAN BRAY PLLC
8001 Centerview Parkway, Ste. 103
Memphis, Tennessee 38018
(901) 372-5003

Map & Parcel: 116 03 0M 316.00

Karen Johnson Davidson County
Batch# 246686 DEEDWARR
06/21/2019 09:50:27 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190621-0060037

WARRANTY DEED

Property Address & New Owner:
LARRY R. BRAY and
TONI L. BRAY, Trustees of the
BRAY REVOCABLE LIVING TRUST
4120 Ridgefield Drive #316
Nashville, TN 37205

Mail Tax Statement to:
Larry R. Bray
Toni L. Bray
1829 Penshurst Drive
Collierville, TN 38017

The GRANTORS, **LARRY BRAY and TONI BRAY, husband and wife,** as tenants by the entirety, for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, do hereby bargain, sell, convey, and confirm the below-described property to:

LARRY R. BRAY and TONI L. BRAY, Trustees of the BRAY REVOCABLE LIVING TRUST, dated March 1, 2016

The BRAY REVOCABLE LIVING TRUST is a trust qualifying under Tenn. Code Ann. § 35-15-510, or any amendment thereto, as a "Tenancy by the Entirety Trust" designated to receive and own property titled as tenancy by the entirety prior to a transfer to the trust.

Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

> Land in Davidson County, Tennessee, being a certain condominium located in Davidson County, Tennessee, being Unit No. 316 of Belle Meade Court Condominiums, a Condominium Development established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, under the Master Deed establishing Belle Meade Court Condominiums of record in Instrument Number 20081223-0122172, as amended in Instrument No. 20101207-0097450, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit "D" to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit "E" to said Master Deed. Said Units also being a portion of the property as depicted on the Plan of First Revision, Unified Plat of Subdivision & Consolidation of Belle Meade Theater of record in Instrument No. 20081112-0111752, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to LARRY BRAY and TONI BRAY, husband and wife, by Warranty Deed of record at Instrument No. 20190530-0051315 in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all restrictions of record; (2) All easements of record; (3) All visible easements; (4) All matters appearing on the plan of record; (5) All applicable governmental and zoning regulations.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Trustees or any Successor Trustees and assigns in fee simple forever.

The Grantors do hereby covenant with said Trustees or any Successor Trustees that they are lawfully seized in fee of the aforedescribed real estate; that they have a good right to sell and convey the same; and that they warrant and will forever defend against the lawful claims of all persons the title and quiet possession thereto.

SAID TRUSTEES OR ANY SUCCESSOR TRUSTEES TO HAVE the full power to sell, mortgage, rent, lease and convey, without the purchaser, lender, mortgagee, or tenant being required to see to the distribution and application of any proceeds of sale, loan or rent.

No abstract or survey was furnished for preparation of this instrument.

The preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representation whatsoever other than it has been accurately transcribed from the information provided.

IN TESTIMONY WHEREOF, this instrument has been executed this 12 day of June, 2019, by the undersigned.

LARRY BRAY

TONI BRAY

STATE OF TENNESSEE

COUNTY OF SHELBY

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared **LARRY BRAY** and **TONI BRAY,** to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 12 day of June, 2019.

Christy Hunsucker
NOTARY PUBLIC



My Commission Expires: _____

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN TENN. CODE ANN. § 67-4-409(a)(3)(F).

STATE OF TENNESSEE

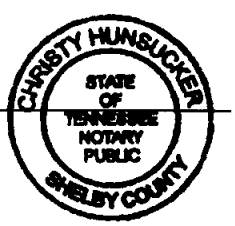
COUNTY OF SHELBY

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Ten Dollars ($10.00).

Larry K Bray
AFFIANT

Subscribed and sworn to before me this 12 day of June, 2019.

Christy Hunsucker
NOTARY PUBLIC



My Commission Expires: _____