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

Map & Parcel: 146 08 0 163.00

Karen Johnson Davidson County
Batch# 266573 DEEDWARR
08/05/2019 10:35:41 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190805-0077227

WARRANTY DEED

Property Address & New Owner :
JILL L. FACHILLA,
Trustee of the JILL L. FACHILLA
REVOCABLE LIVING TRUST
316 Fieldcrest Drive
Nashville, TN 37211

Mail Tax Statement to:
Jill L. Fachilla
316 Fieldcrest Drive
Nashville, TN 37211

The GRANTOR, **JILL L. FACHILLA, unmarried,** 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, does hereby bargain, sell, convey, and confirm the below-described property to:

JILL L. FACHILLA, Trustee of the JILL L. FACHILLA REVOCABLE LIVING TRUST, dated July 23, 2019

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

LAND in Davidson County, Tennessee, being Lot No. 444, erroneously referred to in prior conveyance as Lot 44, on the plan of Section Six, Crieve Hall Estates, of record in Book 2331, pages 1 and 2, Register's Office for said County.

SAID Lot No. 444 fronts 90.00 feet on the northerly margin of Fieldcrest Drive and extends back 255.2 feet on the easterly line and 247.9 feet on the westerly line to a dead line in the rear, measuring 69 feet thereon.

Being the same property conveyed to JILL L. FACHILLA, unmarried, by Warranty Deed of record in Book 6403, Page 444, in the Register's Office of Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 2332, page 92, said Register's Office, and to matters set forth in the above referenced plan of record.

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 Trustee or any Successor Trustees and assigns in fee simple forever.

The Grantor does hereby covenant with said Trustee or any Successor Trustees that she is lawfully seized in fee of the aforedescribed real estate; that she has a good right to sell and convey the same; and that she warrants and will forever defend against the lawful claims of all persons the title and quiet possession thereto.

SAID TRUSTEE 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 23rd day of July, 2019, by the undersigned.

JILL L. FACHILLA

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared **JILL L. FACHILLA** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 23rd day of July, 2019.

NOTARY PUBLIC

LARRY R. BRAY STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Commission Expires: My Comm. Exp. 3-7-2021

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 DAVIDSON

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).

AFFIANT

Subscribed and sworn to before me this 23rd day of July, 2019.

NOTARY PUBLIC

LARRY R BRAY
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY

My Commission Expires: _____

My Comm. Exp. 3-7-2021