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

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property

Karen Johnson Davidson County
Batch# 316332 DEEDWARR
11/15/2019 10:32:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20191115-0118003

Address New Owner:	***Send Tax Bills To:***	***Map-Parcel***
MATTHEW R. CAMPBELL, SHELBIE A. MAESTAS, 6712 North Creekwood Drive Brentwood, TN 37027	SAME	173-4-A-92

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

Sworn to and subscribed before me this 15th of November, 2019.

EVANS T. HASSOLD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-06-2022

Notary Public

My Commission Expires: 9-6-2022

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0--Dollars, and other good and valuable consideration, we, MATTHEW R. CAMPBELL and SHELBIE A. MAESTAS, TRUSTEES of the MAESTAS-CAMPBELL REVOCABLE LIVING TRUST, dated March 8, 2016, (hereinafter referred to as Grantors), 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 MATTHEW R. CAMPBELL and SHELBIE A. MAESTAS, husband and wife, as tenants by the entireties.

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 un-encumbered.

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.

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this 15th day of November, 2019.

MATTHEW R. CAMPBELL, Trustee

SHELBIE A. MAESTAS, Trustee

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 MATTHEW R. CAMPBELL and SHELBIE A. MAESTAS, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 15th day of November, 2019.

EVANS T. HASSOLD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-06-2022

Notary Public

My Commission Expires: 9-6-2022

EXHIBIT A
PROPERTY DESCRIPTION

Said property is described to wit:

Land in Davidson County, Tennessee, Being Lot No. 92 on the Plan of Oak Highlands, Phase I, as shown by plat of record in Plat Book 6900, Page 432-435, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to MATTHEW R. CAMPBELL and SHELBIE A. MAESTAS, TRUSTEES of the MAESTAS-CAMPBELL REVOCABLE LIVING TRUST, by Warranty Deed of record from MATTHEW R. CAMPBELL and wife, SHELBIE A. MAESTAS, in Instrument No. 20160415-0036093, Registers Office for Davidson County, Tennessee.

The above description is taken verbatim from the previously recorded deed.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as 429 Barkley Court, Antioch, TN 37013.

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

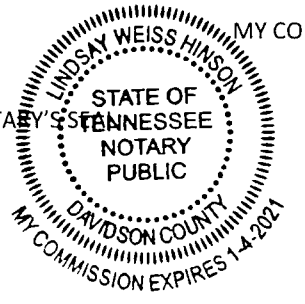
state, James M. Adcox III, who acknowledges that this certification of an electronic
Signer's Name

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:



(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).