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

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.

This space intentionally left blank for recording purposes.

Karen Johnson Davidson County
Batch# 318561 DEEDWARR
11/22/2019 01:01:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20191122-0120988

New Owner:	**Send Tax Bill:**	**Map/Parcel**
ALEXANDER C. WADDEY MELISSA O. WADDEY 703 Lynnbrook Road Nashville, Tennessee 37215	Same	11701007000

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 22nd day of November, 2019.

Notary Public

My Commission Expires: 01-04-2021

LINDSAY WEISS HINSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-04-2021

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, we, ALEXANDER C. WADDEY and MELISSA O. WADDEY, TRUSTEES of the WADDEY REVOCABLE LIVING TRUST, dated August 18, 2016, 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 ALEXANDER C. WADDEY and MELISSA O. WADDEY, 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 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 21st day of November, 2019.

By: _____
ALEXANDER C. WADDEY, TRUSTEE

Melissa Waddey
MELISSA O. WADDEY, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ALEXANDER C. WADDEY, TRUSTEE, and MELISSA O. WADDEY, TRUSTEE, 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 Nashville, Tennessee, this 21st day of November, 2019.

LINDSEY HINSON
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 6-19-2021

_____
NOTARY PUBLIC

My Commission Expires: 6-19-2021

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot Nos. 1 and 2, Block "G" on the Plan of W. M. Cantrells Subdivision, as of record in Plat Book 332, page 85, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to ALEXANDER C. WADDEY and MELISSA O. WADDEY, TRUSTEES of the WADDEY REVOCABLE LIVING TRUST, dated August 18, 2016, by Warranty Deed from ALEXANDER C. WADDEY and wife, MELISSA O. WADDEY, of record in Instrument Number 20160831-0091466, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 332, Page 85, said Register's Office.

This is improved property known as 703 Lynnbrook Road, Nashville, Tennessee 37215.

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

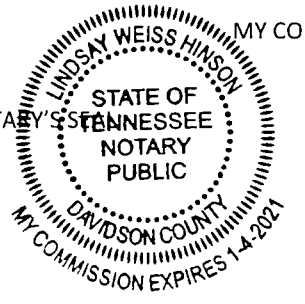
state, James M. Adcox III, who acknowledges that this certification of an electronic
Signer's Name

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).