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# 410736 DEEDWARR
06/05/2020 07:59:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200605-0057719

New Owner:	**Send Tax Bill:**	**Map/Parcel**
MARK D. DUNLAP, Trustee MARK D. DUNLAP REVOCABLE LIVING TRUST dated May 28, 2020 6637 Valleypark Drive Nashville, TN 37221	SAME	126-16-0-A 057co

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]).

Stacy Boyett
AFFIANT

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

Sworn to and subscribed before me this May 28, 2020.

Notary Public

My Commission Expires:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, I, MARK D. DUNLAP, do hereby transfer and convey any and all interest owned by me 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 MARK D. DUNLAP, TRUSTEE of the MARK D. DUNLAP REVOCABLE LIVING TRUST, dated May 28, 2020.

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.

I further covenant and bind myself, my 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 MY HAND this 28th day of May, 2020.

By: _____
MARK D. DUNLAP

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 MARK D. DUNLAP, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 28th day of May, 2020.

_____
NOTARY PUBLIC

My Commission Expires: _____

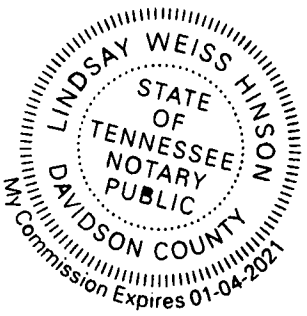


Exhibit A

Property Description

Said property is described to wit:

LAND in Davidson County, Tennessee, being Lot No. 57 on the Plan of Riverwalk, Phase 1A, Section 1, and Phae 1B, Section 1, a Planned Unit Development, as of record under Instrument No. 20011026-0117231, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to Turnberry Homes, L.L.C., a Tennessee limited liability company, by Warranty Deed from Riverwalk Development Partners, Inc., a Tennessee corporation, of record as Instrument No. 20021001-0118870, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions for Riverwalk, of record in Instrument No. 20011105-0121083 and as amended in Instrument No. 20020424-0050565, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantee(s) herein.

Being the same property conveyed to MARK D. DUNLAP AND MONIQUE M. DUNLAP, husband and wife, by Warranty Deed of record from TURNBERRY HOMES, L.L.C., a Tennessee limited liability company, in Instrument Number 20030218-0020978 Register's Office for Davidson County, Tennessee.

The foregoing legal description is the same as contained in the previously recorded deed.

This conveyance is subject to any and all existing easements and restrictions of record.

This is improved property known as 6637 Valleypark Drive, Nashville, TN 37221.

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

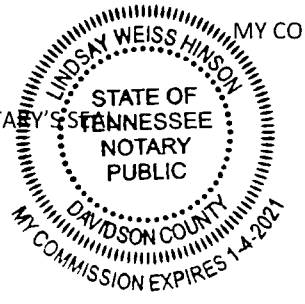
state, James M. Adcox III, who acknowledges that this certification of an electronic
Signer's Name

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).