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# 449622 DEEDWARR
08/04/2020 02:25:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200804-0086291

New Owner:	**Send Tax Bill:**	**Map/Parcel**
GREGORY K. MYERS, Trustee ANCHORAGE DRIVE TRUST Dated, July 23, 2020 5327 Anchorage Drive Nashville, Tennessee 37220	Same	160 03 0 076.00

STATE OF NORTH CAROLINA)

COUNTY OF Moore)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][3][F]).

AFFIANT

MATTHEW DAVIS
Notary Public
Moore
County
My Comm. Exp.
2/1/24
NORTH CAROLINA

Sworn to and subscribed before me this 24 day of July, 2020.

Notary Public

My Commission Expires: 2/1/24

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, I, BRITTANY E. MYERS, 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 GREGORY K. MYERS, Trustee of the ANCHORAGE DRIVE TRUST, dated July 23, 2020, as tenants by the entireties.

This instrument of conveyance is governed by Section 35-15-510, Tennessee Code Annotated, which is intended to preserve the immunity from the claims of the separate creditors of one of us for property held by us as tenants by the entireties, despite its conveyance to our revocable trust.

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 HANDS this 24 day of July, 2020.

By: _____
BRITTANY E. MYERS

STATE OF NORTH CAROLINA)

COUNTY OF Moore)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BRITTANY E. MYERS, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Moore County, North Carolina, this 24 day of July, 2020.

_____
NOTARY PUBLIC

My Commission Expires: 2/7/2021

MATTHEW DAVIS
Notary Public
Moore
County
My Comm. Exp.
2/7/2021
NORTH CAROLINA

Exhibit A

Property Description

Said property is described to wit:

LAND in Davidson County, Tennessee, being Lot No. 300 on the Plan of Hailywood Estates - Section 8-A, of record in Book 2854, Page 82, of record in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description.

BEING the same property conveyed to James D. Essary, by Warranty Deed from Elaine Moore Essary, a/k/a Christine Elaine Essary, dated the 16th day of March, 2011, of record in Instrument No. 20110425 - 0031434, Register's Office for Davidson County, Tennessee.

This Quitclaim Deed was prepared from information provided by the party herein, and the preparation of this Quitclaim Deed neither expresses nor implies any opinion of the preparer as to the title nor as to the accuracy of the description of the property conveyed herein.

This conveyance is subject to (1) Taxes (2) All restrictions of record (3) All easements of record (4) All visible easements (5) All matters appearing on the plan of record (6) All applicable Governmental and Zoning regulations and (7) All indebtedness on the real property as recorded in the Register's Office, Davidson County, Tennessee.

Being the same property conveyed to BRITTANY E. MYERS, by Warranty Deed of record from the Estate of James David Essary, in Instrument Number 20140929-0089500, Register's Office for Davidson County, Tennessee.

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

This is improved property known as 5327 Anchorage Drive, Nashville, Tennessee 37220.

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

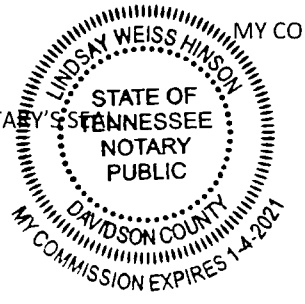
state, James M. Adcox III, who acknowledges that this certification of an electronic
Signer's Name

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).