Karen Johnson Davidson County
Batch# 776443 DEEDWARR
12/17/2021 03:14:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20211217-0167417

This Instrument Prepared By:
Law Office of Matthew D. Faulk
PO Box 681804
Franklin, TN 37068-1804

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.

New Owner:	**Send Tax Bill:**	**Map/Parcel**
GRACE G. BLAIR, Trustee GRACE G. BLAIR REVOCABLE LIVING TRUST, dtd 12082021 118 Plantation Court Nashville, TN 37221	Tennessee Credit Union 1400 8th Ave. South Nashville, TN 37203	142050A02500CO

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Grace G. Blair
AFFIANT

MATTHEW FAULK STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES FEBRUARY 23, 2025

Sworn to and subscribed before me this December 15, 2021.

Matthew Faulk, Notary Public

My Commission Expires: February 23, 2025

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Grace G. Lewis**, who is one and the same as Grace G. Blair, married, 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 **Grace G. Blair, Trustee, or her successors in interest, of the Grace G. Blair Revocable Living Trust, dated December 15, 2021**.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their successors, heirs and assigns forever, I covenant I am 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 December 15, 2021.

By: Grace D. Blair
Grace G. Lewis

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 Grace G. Lewis ~~CLIENT~~, with whom I am personally acquainted, and who acknowledged that s/he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this December 15, 2021.

Matthew Faulk, Notary Public

My Commission Expires: February 23, 2025

MATTHEW FAULK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES FEBRUARY 23, 2025

And now, I, William A. Blair, husband of Grace G. Blair, do hereby join in this execution of this instrument for the purpose of conveying unto **Grace G. Blair, Trustee, or her successors in interest, of the Grace G. Blair Revocable Living Trust, dated December 15, 2021**, its successors and assigns, any and all right, title and interest I may have in and to the above-described property arising out of my marital status or otherwise.

By: _____
William A. Blair

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 William A. Blair, with whom I am personally acquainted, and who acknowledged that s/he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this December 15, 2021.

_____
Matthew Faulk, Notary Public

My Commission Expires: February 23, 2025

MATTHEW FAULK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES FEBRUARY 23, 2025

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Unit D7, together with Carport designated No. D7C, River Plantation Condominium Apartments, Section 2. as shown on plat of record in Plat Book 4460, Pages 136-137, in the Register's office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Grace G. Lewis, by Warranty Deed of record from Donald Carl Buckley, as Personal Representative of the Estate of Frederick Thomas Buckley, Jr., in Instrument No. 20190401-0029025, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that may appear in the appropriate public record.

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

This is improved property known as 118 Plantation Court, Nashville, TN 37221.

True Copy Certification

I, Matthew D. Faulk, do hereby make oath that I am a licensed attorney and/or the 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 on December 15, 2021.

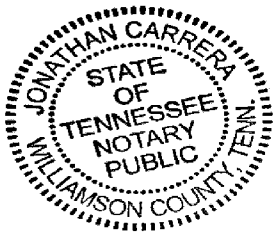
Matthew D. Faulk

12/15/21
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed to me on this 15 day of December, 2021.

Notary Seal (if on paper)



Notary Public
My Commission Expires: 12-16-2022