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# 990030 DEEDWARR
04/10/2023 02:47:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20230410-0025983

New Owner:	**Send Tax Bill:**	**Map/Parcel**
WESLEY SELF, Trustee ELIZABETH SELF, Trustee SELF REVOCABLE LIVING TRUST dated December 21, 2022 1007 Stonewall Drive Nashville, TN 37220	SAME	131-16-0-039.00

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

KORTNIE B TOTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2026

Sworn to and subscribed before me this April 6, 2023.

Notary Public

My Commission Expires: 5/9/26

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, we, WESLEY H. SELF, who is one and the same as WESLEY SELF, and spouse, ELIZABETH A. SELF, who is one and the same as ELIZABETH SELF, 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 WESLEY SELF and ELIZABETH SELF, TRUSTEES of the SELF REVOCABLE LIVING TRUST, dated December 21, 2022, 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 April 3, 2023.

By: _____
WESLEY H. SELF

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 WESLEY H. SELF, 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 Brentwood, Tennessee, this April 3, 2023.

_____
NOTARY PUBLIC

My Commission Expires: 5/9/26

KORTNIE B TOTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2026

ELIZABETH A. SELF

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 WESLEY H. SELF and ELIZABETH A. SELF, 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 Brentwood, Tennessee, this April 6, 2023.

NOTARY PUBLIC

My Commission Expires: 5/9/26



Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Gateway Acres, Second Addition of record in Book 1424, page 83, Register's Office for said County.

Said Lot No. 7 fronts 225 feet on the southerly margin of Stonewall Drive and extends back between parallel lines 250.3 feet to a dead line in the rear.

Being the same property conveyed to WESLEY H. SELF and spouse, ELIZABETH A. SELF, by Warranty Deed of record from WILLIAM W. HOWELL and wife, MARGARET S. HOWELL, in Instrument No. 20130123-0007507, 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, as well as the following:

The Plan, with Owner's Certificate, of record in Book 1424 Page 83, said Register's Office, which Plan shows a 75 foot minimum building setback line from Stonewall Drive and a 10 foot easement for public utility purposes along the rear line of said lot.

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

This is improved property known as 1007 Stonewall Drive, Nashville, Tennessee 37220.

Tennessee Certification of Electronic Document

I, ERIC J. SCOTT, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on April 6, 2023 (date of document).

Signature

April 6, 2023

Date

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 6th day of April, 2023.

Notary Public
My Commission expires: 10/14/26

KRISTEN N. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 10/14/2026