QUIT CLAIM DEED

BOX 10-A

Return to:

Premier Escrow, LLC
4301 Hillsboro Road,
Suite 300
Nashville, TN 37215

KATHY SNIDER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 20, 2014

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ZERO

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF December, 2011.

Notary Public

MY COMMISSION EXPIRES: 5-20-2014

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Kevin D. Montgomery, Attorney, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vivian Siegel, Trustee	Same	
(NAME)	(NAME)	
2875 Sugartree Road		117-9-92
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **DAVID A. ZESERSON AND VIVIAN SIEGEL, TRUSTEES OF THE SIEGEL-ZESERSON FAMILY TRUST**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, QUITCLAIM AND CONVEY UNTO **VIVIAN SIEGEL, TRUSTEE OF THE VIVIAN SIEGEL LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF VIVIAN SIEGEL, DATED SEPTEMBER 21, 2009,** WITH FULL POWER TO SELL, TRANSFER, MORTGAGE AND CONVEY WITHOUT SIGNATURE OF ANY BENEFICIARY, HEREINAFTER CALLED THE GRANTEE, HER SUCCESSOR AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being part of an unnumbered tract marked for future development on the plan of Woodmont Estates, section 2 as of record in Book 1130, Page 99, Register's Office for said County, being Lot No. 42 on the plan showing subdivision of said tract described according to survey made by W.W. Turner Company, Engineers, November 20, 1949, as follows:

Beginning on the southerly margin of Sugar Tree Road 107.9 feet west of the northwest corner of Lot No. 40 on said unrecorded plan; being the corner of Lots Nos. 41 and 42 on said unrecorded plan; thence with the line between said two lots, southwestwardly 213.2 feet to a point in the northerly line of Lot No. 43; thence with the same westwardly 107.6 feet to the easterly margin of Hilldale Drive; thence with the same northwardly 188 feet to the beginning of a curve; thence around said curve in a northeasterly direction 39.56 feet to the southerly margin of Sugar Tree Road; thence with the same, eastwardly 82.6 feet to the beginning.

Being the same property conveyed to DAVID A. ZESERSON AND VIVIAN SIEGEL, TRUSTEES OF THE SIEGEL-ZESERSON FAMILY TRUST by Deed of record in Instrument No. 20080701-0067784, said Register's Office.

This conveyance is subject to all matters which may affect the premises.

BILL GARRETT, Davidson County
Trans:T20110081411 DEEDQC
Recvd: 12/27/11 09:11 2 pgs
Fees:12.00 Taxes:0.00
20111227-0100409

unimproved ☐

This is improved ☒ property, known as 2875 Sugartree Road, Nashville, TN 37215

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand this 22nd day of December, 2011.

VIVIAN SIEGEL, TRUSTEE

DAVID A. ZESERSON, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, Vivian Siegel with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is a Trustee of the Siegel-Zeserson Family Trust, and who further acknowledged that she is authorized by said Trust Agreement to execute the within instrument as a Trustee of said Trust.

WITNESS my hand and seal this 22 day of December, 2011.

Notary Public

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, David A. Zeserson with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a Trustee of the Siegel-Zeserson Family Trust, and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument as a Trustee of said Trust.

WITNESS my hand and seal this 22 day of December, 2011.

Notary Public

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

My Commission Expires: