This Instrument Prepared By:
Sherrard & Roe PLC (CWS)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Davidson County DEEDQC
Recvd: 11/16/15 10:35 3 pgs
Fees:17.00 Taxes:0.00
20151116-0115977

QUITCLAIM DEED

Address New Owners:
Anna Marie Page, Trustee
Anna Marie Page Trust
222 Wheeler Ave.
Nashville, TN 37211

Send Tax Bills To:
Same

Map/Parcel Number:
133 06 0 191.00

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Anna M. Page (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Anna Marie Page, Trustee, and her successors in trust, of the Anna Marie Page Trust dated July 2, 2015 (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee (the "Property"), more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot Nos. 52, 53, 54 and 55 on the Map of J. G. Grissim's Wheeler Avenue Addition, not of record, described according to a survey made by Blandard and Parris, surveyors, April 1939, as follows:
>
> Beginning on the southerly margin of Wheeler Avenue at a point 297.5 feet west of the westerly line of the Freed land, said point being the corner of Lot Nos. 55 and 56; thence with the line between said two lots, southwardly 205.2 feet to the northerly line of the Tibbs property; thence with said line, North 88 degrees West 100 feet to the corner of Lot Nos. 51 and 52; thence with the line between said two lots, northwardly 206.9 feet to the southerly margin of Wheeler Avenue; thence with said Avenue, eastwardly 100 feet to the beginning.
>
> Being the same property conveyed to Anna M. Page, unmarried, by Warranty Deed from Steven Bob and wife, Susan Bob, of record as Instrument No. 20070409-0041695, Register's Office for Davidson County, Tennessee.
>
> The legal description is the same as the previous deed of record.
>
> This is improved property known as 223 Wheeler Avenue, Nashville, Tennessee 37211.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 13th day of November, 2015.

Anna M. Page, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Anna M. Page, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 13th day of November, 2015.

Notary Public

My Commission Expires: May 6, 2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(3)(F).

Affiant

Subscribed and sworn to before me this 13th day of November, 2015.

Notary Public

My Commission Expires: 8-20-19

NOTARY PUBLIC
Mary Louise Stephenson
My Commission Expires
August 20, 2019
STATE OF TENNESSEE

CERTIFICATE OF AUTHENTICITY

I, Carolyn W. Schott, 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.

Carolyn W. Schott

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Carolyn W. Schott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 13th day of November, 2015.

Notary Public

My Commission Expires: 8-20-19

MARY LOUISE STEPHENSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Mary Louise Stephenson
My Commission Expires
August 20, 2019
STATE OF TENNESSEE