BILL GARRETT, Davidson County
Trans:T20160051262 DEEDQC
Recvd: 06/16/16 15:41 2 pgs
Fees:12.00 Taxes:0.00
20160616-0061323

THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:
W. AARON FORTNER, PLLC
12 Cadillac Drive, Ste. 450
Brentwood, Tennessee 37027

QUITCLAIM DEED

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Jeffrey Alan Large and Alice Large 3110 Windemere Circle Nashville, Tennessee 37214	Same as New Owner	084-12-O-012.00

For and in consideration of the sum of no Dollars and no Cents, cash in hand paid by the hereinafter named Grantees, and for other good and valuable consideration, the receipt of which is hereby acknowledged, we, **ALICE ELAINE ATNIP LARGE, as Successor Trustee of the Atnip Revocable Trust and as beneficiary under said Trust, and RONALD BOYD ATNIP, as beneficiary of the Atnip Revocable Trust**, hereinafter called the Grantors, do hereby Quitclaim and convey unto **JEFFREY ALAN LARGE AND WIFE, ALICE LARGE**, hereinafter called the Grantees, their heirs and assigns, all of our right, title, claim, and interest in and to the following described Real Property in **Davidson** County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, Being Lot No. 160 on the Plan of Lincoya Hills, Section Six, of record in Plat Book 2331, page 71, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Billie S. Atnip, Trustee U/A/D, of the Atnip Revocable Trust and any successors in Trust, by Warranty Deed from Erlene Smith Donoho, unmarried, of record in Instrument No. 20040405-0038351, dated 3/31/2004, Register's Office. Billie S. Atnip resigned as Trustee under the said Trust, resulting in the appointment under the terms of said Trust of Alice Elaine Atnip Large as Successor Trustee of said Trust. The Atnip Revocable Trust is at times also known as the Tolbert B. Atnip and Billie S. Atnip Joint Revocable Living Trust.

This is improved property known as **3110 Windemere Circle, Nashville, Tennessee 37214.**

Witness our hands this **31st** day of **May, 2016**:

Alice Elaine Atnip Large, as Successor Trustee of the Atnip Revocable Trust, and individually as beneficiary under said Trust

Ronald Boyd Atnip, individually as Beneficiary of the Atnip Revocable Trust

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 **ALICE ELAINE ATNIP LARGE**, the 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 official seal, this 26th day of May, 2016:

Notary Public

My Commission Expires: 5/6/2019

LAUREL PIPKIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 **RONALD BOYD ATNIP**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 26th day of May, 2016:

Notary Public

My Commission Expires: 5/6/2019

LAUREL PIPKIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 31st DAY OF MAY, 2016:

Notary Public

My Commission Expires: 5/6/2019

LAUREL PIPKIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY