Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Tommy J. Ducklo and Beth K. Ducklo,
Trustees, Ducklo Family Revocable
Living Trust Agreement
3504-B Amanda Avenue
Nashville, TN 37215

Send Tax Bills To:
Same

Map and Parcel No.
Map 117-11L
Parcel 002.00CO

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Tommy J. Ducklo and wife, Beth K. Ducklo,** ("Grantors") this day have bargained and sold, and hereby quitclaim, convey and transfer unto **Tommy J. Ducklo and Beth K. Ducklo, Trustees, Ducklo Family Revocable Living Trust Agreement dated July 15, 2016,** ("Grantees"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, Being Unit No. 2 (also known as Unit B) of the 3504 Amanda Avenue Condominium, in accordance with the Master Deed Establishing a Horizontal Property Regime of record in Instrument No. 20050715-0082376, Register's office for Davidson County, Tennessee.

Being the same property conveyed to **Tommy J. Ducklo and wife, Beth K. Ducklo,** by Warranty Deed from **Charles Rogan Allen, unmarried,** dated December 2, 2005, recorded in Instrument No. 20051205-0146041, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) All restrictions of record; (2) All easements of record; (3) All visible easements; (4) All matters appearing on the plan of record; (5) All applicable governmental and zoning regulations.

This is improved property known as: **3504-B Amanda Avenue, Nashville, TN 37215.**

(Description from prior deed of record).

Section 35-15-510 of the Tennessee Code Annotated shall apply to the real property described herein.

BILL GARRETT, Davidson County
Trans:T20160062950 DEEDQC
Recvd: 07/21/16 15:14 3 pgs
Fees:17.00 Taxes:0.00
20160721-0075371

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 15th day of July, 2016.

Tommy J. Ducklo

Beth K. Ducklo

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 **Tommy J. Ducklo**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15th day of July, 2016.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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 **Beth K. Ducklo**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15th day of July, 2016.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 15th day of July, 2016.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY