QUITCLAIM DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 21st day of December, 2016.

Notary

My Commission Expires: 5-30-18

STACEY ANGELLO STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

BILL GARRETT, Davidson County
Trans:T20160114255 DEEDQC
Recvd: 12/28/16 14:43 2 pgs
Fees:12.00 Taxes:0.00
20161228-0136488

THIS INSTRUMENT PREPARED BY:
Stacey Angello
The Law Office of Stacey Angello
526 E. Iris Dr. Suite A
Nashville, Tennessee. 37204
(615) 449-2700

Address of new owner:	Send Tax Bills to:	Map Parcel No.
Julie Marie Hansen, Trustee 2909 River Bend Dr. Nashville, Tennessee. 37214	SAME	Map 133-11-A Parcel Number 47

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **Julie Marie Hansen**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and quitclaims unto **Julie Marie Hansen, Trustee of The Julie Marie Hansen Living Trust, established by the Revocable Trust Agreement of Julie Marie Hansen dated December 6, 2016**, as amended from time to time, and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, all of the Grantor's right, title and interest in and to real property in the State of Tennessee more particularly described as, and incorporated herein by reference:

Being Lot No. 219 on the plan of River Trace Estates, Phase 1, Sections 4 and 5, of record in Book 9700, page 409, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Julie M. Hansen, unmarried, by deed from Fox Ridge Homes, Inc. A/K/A NVR Fox Ridge, Inc. at Book 11613, page 907, filed on 08-10-99, said Register's Office.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record. Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

For Informational Purposes ONLY
This is improved property known as: 2909 Riverbend Drive, Nashville, Tennessee 37214.

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.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand on this the 21st day of December, 2016.

Julie Marie Hansen

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Julie Marie Hansen**, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 21st day of December, 2016.

Notary Public

STACEY ANGELLO
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 10-30-18