BILL GARRETT, Davidson County
Trans:T20170016532 DEEDQC
Recvd: 02/24/17 15:04 3 pgs
Fees:17.00 Taxes:0.00
20170224-0018859

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Mary Groos Hubner Mary Groos Hubner, Affiant Subscribed and sworn to before me, this 17th day of February, 2017. Lindsay Keefe Notary Public My Commission Expires:

LINDSAY KEEFE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-07-2020

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers:
Mary Groos Hubner, Trustee 6939 Highland Park Drive Nashville, Tennessee 37205	SAME	143 03 0B 054.00 CO

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Mary Groos Hubner**, 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 all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Mary Groos Hubner, Trustee of the Mary Groos Hubner Living Trust, established by the Revocable Trust Agreement of Mary Groos Hubner dated February 17, 2017**, as amended and restated from time to time, and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors and assigns.

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.

WITNESS my hand this 17th day of February, 2017.

Mary Groos Hubner

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 Mary Groos Hubner, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 17th day of February, 2017.

My Commission Expires:

LINDSAY KEEFE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-07-2020

Notary Public

HGH

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 6939 on the plan of Harpeth Glen Condominium Phase III, of record in Book 4675, page 64, Register's Office for said County, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Mary Groos Hubner by deed from Erich B. Groos and spouse, Margaret C. Groos, of record in Book 9013, page 343, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 4546. Page 658, first amendment in Book 4630, page 504, second amendment in Book 4775, page 384, final amendment in Book 4872, page 973 and amended in Book 5178, page 138, amendment of By-Laws in Book 5583, page 756, Book 5720, page 447, Book 7538, page 346 and Book 8017, page 310, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record and to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property known as 6939 Highland Park Drive, Nashville, Tennessee 37205.