QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20170042445 DEEDQC
Recvd: 05/18/17 13:10 2 pgs
Fees:12.00 Taxes:0.00
20170518-0049488

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF May, 2017

Notary Public

MY COMMISSION EXPIRES: 10-7-19
(AFFIX SEAL)

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Whipple Family, L.L.C. (NAME)	**Same** (NAME)	
47865 Hastings Rd (ADDRESS)	(ADDRESS)	**62-13-79.00**
Canton, MI 48188 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 ALL OF WHICH IS HEREBY ACKNOWLEDGED, WE, **CONNIE WHIPPLE, AS TRUSTEE OF THE CONNIE M. WHIPPLE LIVING TRUST DATED JULY 30, 2014,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO, **WHIPPLE FAMILY, L.L.C.** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

SITUATED AND LYING IN THE DAVIDSON COUNTY, STATE OF TENNESSEE AND BEING LOT NO. 7 ON THE PLAN OF GEORGE I. WADDY'S RIVER BLUFF SUBDIVISION OF RECORD IN PLAT BOOK 843, PAGE 101, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MARE COMPLETE DESCRIPTION OF THE PROPERTY.

SUBJECT TO THE LIFE ESTATE RETAINED HERON RY CURTIS WHIPPLE AND CONNIE WHIPPLE FOR THE REST OF THEIR NATURAL LIVES WITH THE REMAINDER VESTING IN THE GRANTEE UPON THE DEATH OF THE GRANTOR,
ALSO SUBJECT TO ANY AND ALL APPLICABLE RESTRICTIONS, EASEMENTS AND BUILDING SETBACK LINES AS ARE SHOWN IN THE RECORDS OF THE SAID REGISTERS OFFICE.

BEING THE SAME PROPERTY CONVEYED TO CONNIE WHIPPLE, AS TRUSTEE OF THE CONNIE M. WHIPPLE LIVING TRUST DATED JULY 30, 2014, BY QUITCLAIM DEED FROM CURTIS M. WHIPPLE AND CONNIE WHIPPLE, OF RECORD IN INSTRUMENT NUMBER 20150126-0007337, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED THE 9TH DAY OF DECEMBER, 2014.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is
( ) unimproved
(X) improved

property known as **1401 Hemlock Avenue, Nashville, TN 37216**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this the 12 day of May, 2017.

CONNIE M. WHIPPLE, AS TRUSTEE OF THE CONNIE M. WHIPPLE LIVING TRUST

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **WHIPPLE, AS TRUSTEE OF THE CONNIE M. WHIPPLE LIVING TRUST**, the within named 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 the 12 day of May, 2017.

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212