This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CWS)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Davidson County DEEDQC
Recvd: 08/23/17 16:05 3 pgs
Fees:17.00 Taxes:0.00
20170823-0086850

QUITCLAIM DEED

Address New Owners:
Helen M. Young, Trustee
Helen M. Young Revocable Living
Trust dated June 10, 2006
929 Kirkwood Ave.
Nashville, TN 37204

Send Tax Bills To:
same

Map/Parcel Number:
Map 105-01
Parcel 551.00

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Helen M. Young (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Helen M. Young, Trustee, and her successors in trust, of the Helen M. Young Revocable Living Trust dated June 10, 2006, as amended, (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee (the "Property"), more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 48 on the Plan of Southside park Estates, Section 1, of record in Plat Book 4460, page 61, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Helen M. Young, by Warranty Deed from Cassandra Y. McCullom, Heir at Law of Edna M. McCullom, of record at Instrument Number 20101028-0086483, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4575, Page 964, and to Agreements, covenants and restrictions in Book 4573, page 595, Book 4573, page 601, and in Book 4573, page 607, Register's Office of Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record.

The legal description is the same as the previous deed of record.

This is improved property known as 1008 13th Avenue South, Nashville, Tennessee 37212.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 28th day of July, 2017.

Helen M. Young, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Helen M. Young, Grantor, the within named 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 seal at office in Nashville, Tennessee, this 28th day of July, 2017.

Notary Public

My Commission Expires: May 8, 2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(3)(F).

Affiant

Subscribed and sworn to before me this 28th day of July, 2017.

Notary Public

My Commission Expires: 9/11/17

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE

CERTIFICATE OF AUTHENTICITY

I, Carolyn W. Schott, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Carolyn W. Schott

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Carolyn W. Schott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 28th day of July, 2017.

Notary Public

My Commission Expires: 9/11/17

BEVERLY SEBASTIAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE