Bill Garrett Davidson County
Batch# 25060 DEEDQC
11/13/2017 01:20:07 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20171113-0116335

THIS DOCUMENT PREPARED BY:
Bryan Howard
2319 Crestmoor Road
Nashville, TN 37215
(615) 627-4444

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is NONE.

Affiant

Subscribed and sworn to before me, this 6th day of November, 2017.

Notary Public

My Commission Expires:

BRYAN HOWARD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-08-2021

Address of new owner:	Send Tax to:	Map-Parcel Numbers
Darin M. Matson and Kathryn M. Matson, Trustees 3046 Trotters Lane Franklin, Tennessee 37067	SAME	072-04-0-045.00

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that DARIN M. MATSON and wife, KATHRYN M. MATSON, the Grantors, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the purpose of transferring their entire interest in the subject parcels of real property, hereby release, remise and quitclaim unto, Darin M. Matson and wife, Kathryn M. Matson, Trustees of the Matson Tennessee Community Property Trust dated November 6, 2017, all right, title and interest of the Grantors in and to certain tracts or parcels

of land in Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

The subject realty is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

WITNESS our hands on November 6, 2017.

DARIN M. MATSON

KATHRYN M. MATSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DARIN M. MATSON and KATHRYN M. MATSON, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

Witness my hand and official seal on this the 6th day of November, 2017.

Notary Public

My Commission Expires:

BRYAN HOWARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2021

EXHIBIT A
Legal Description

Being that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being lot No. 11 of Block B, on the Plan of Inglewood Golf Club Estates, of record in Book 843 (erroneously referenced in prior deed as Book 842), Page 98, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Darin Matson and Kathryn Matson, husband and wife, by Warranty Deed from Lee Ann Carnell, devise under the Last Will and Testament of James M. Daye, deceased, dated July 26, 2016, recorded July 27, 2016, of record at Instrument No. 20160727-0077129, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable 'plat of record.

This property is improved property known as: 1420 Shelton Avenue. Nashville, TN 37216.