Prepared by and return to:
WISEMAN BRAY PLLC
8001 Centerview Parkway, Ste. 103
Memphis, TN 38018
(901) 372-5003

Parcel ID #s 026 01 0 013.00
026 01 0 014.00

QUIT CLAIM DEED

Property Address & New Owner:
MARY ELIZABETH ERGEN
119 & 121 Two Mile Pike
Goodlettsville, TN 37072

*
*
*

Mail Tax Statement to:
Mary Elizabeth Ergen
121 Two Mile Pike
Goodlettsville, TN 37072

The GRANTOR, JOHN CHRISTIAN TAYLOR and MARY ELIZABETH ERGEN, TRUSTEES OF THE TAYLOR-ERGEN REVOCABLE LIVING TRUST, dated October 17, 2012, for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, do hereby convey and quit claim all its right, title and interest in the below-described property to:

MARY ELIZABETH ERGEN

Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

TRACT ONE

Land in the Tenth, formerly the Twentieth, Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the southerly margin of Goodlettsville, or Two Mile Pike, 86 feet northwesterly from the intersection of the southerly margin of said Pike and the westerly margin of East Court Street, formerly Hudson Avenue, which point is shown on the Second Edition to Roscoe Place, as of record in Book 843, Page 73, Register's Office for said county, said point being also the northwest corner of a tract of land conveyed to W. W. Mitchell and wife, Gladys Mitchell, by deed from Arthur Wilkins and wife, of record in Book 1472, Page 275, said Register's Office; thence with the western boundary line of said Mitchell tract of land, S 39° W 150 feet to Mitchell's southwest corner; thence N 51 1/2° W 86 feet to the southeast corner of a tract of land conveyed to W. S. Meadows and wife, Hester C. Meadows, by deed from Arthur Wilkins and wife, of record in Book 1472, Page 195, said Register's Office; thence with the eastern boundary line of said Meadows tract of land N 39° E 150 feet to a point in the southerly margin of said Pike; thence with the southerly margin of said Pike, S 51 1/2° E 86 feet to the beginning.

Bill Garrett Davidson County
Batch# 28296 DEEDQC
11/20/2017 02:56:03 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20171120-0119095

TRACT TWO

A tract of land in the 10th Civil District of Davidson County, Tennessee, near the Town of Goodlettsville, described according to a copy of a survey thereof, made by J. R. Scott, Surveyor, August 28, 1946, as follows:

BEGINNING at a point at the northwest intersection of the Goodlettsville and Nashville Pike, and Hudson Avenue, which point is shown on the Second Addition to Roscoe Place, as of record in Book 543, page 73, Register's Office for said County; thence along the margin of said Hudson Avenue, S 39° W 150 feet to a point; thence N 51 ½° W, parallel to the margin of said Goodlettsville Pike, 86 feet to a point; thence N 39° E 150 feet to the margin of Two Mile Pike; thence with the margin of the same S 51 1/2° E to the point of beginning.

Being the same property conveyed to JOHN CHRISTIAN TAYLOR and MARY ELIZABETH ERGEN, TRUSTEES OF THE TAYLOR-ERGEN REVOCABLE LIVING TRUST, dated October 17, 2012, by Warranty Deed of record at Instrument No. 20130222-0017736 in the Register's Office of Davidson County, Tennessee.

No abstract or survey was furnished for preparation of this instrument.

The preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representation whatsoever other than it has been accurately transcribed from the information provided.

IN TESTIMONY WHEREOF, this instrument has been executed this 14th day of November, 2017, by the undersigned.

ERGEN-TAYLOR REVOCABLE LIVING TRUST

JOHN CHRISTIAN TAYLOR, Trustee

MARY ELIZABETH ERGEN, Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared **JOHN CHRISTIAN TAYLOR and MARY ELIZABETH ERGEN, Trustees of the TAYLOR-ERGEN REVOCABLE LIVING TRUST, dated October 17, 2012,** to me known to be the Trustees described in and who executed the foregoing instrument, and acknowledged that the Trustees executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 14th day of November, 2017.

NOTARY PUBLIC

LARRY R. BRAY STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Commission Expires: _____

My Comm. Exp. 3-7-2021

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN T.C.A. 67-4-409(a)(4).

STATE OF TENNESSEE

COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Ten Dollars ($10.00).

AFFIANT

Subscribed and sworn to before me this 14th day of November, 2017.

NOTARY PUBLIC

LARRY R. BRAY STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Commission Expires: _____

My Comm. Exp. 3-7-2021