Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

Bill Garrett Davidson County
Batch# 84186 DEEDQC
04/24/2018 10:01:57 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180424-0038433

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Kathryn Ann Leeman, Trustee,
Kathryn Ann Leeman Revocable
Living Trust Agreement
949 Bay Drive
Old Hickory, TN 37138

Send Tax Bills To:
New Owner

Map and Parcel No.
Map 94-2
Parcel 79

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Kathryn Ann Leeman**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Kathryn Ann Leeman, Trustee, Kathryn Ann Leeman Revocable Living Trust Agreement dated April 12, 2018** ("Grantee"), all of her interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

LAND in Davidson County, TN, being Lot No. 60 on the Plan of United Electric Railway Company's Addition, as of record in Book 161, Page 8, Register's Office for Davidson County, Tennessee.

SAID Lot No. 60 fronts 50 feet on the southerly side of Electric Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to **John T. Leeman**, by Deed dated April 15, 1991, from **Jessie M. Walker, a widow, and son, Hugh Lee Walker**, recorded in Book 8342, Page 915, Register's Office of Davidson County, Tennessee. On February 7, 2016, **John T. Leeman** died intestate and the property was inherited by his wife and sole heir-at-law, **Kathryn Ann Leeman**, upon his death as evidenced by Affidavit of Heirship dated July 20, 2016, as recorded in Instrument No. 20160804-0080942, Register's Office of Davidson County, Tennessee.

This is improved property known as: **1702 Electric Avenue, Nashville, TN 37206**.

(Description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 12th day of April 2018.

Kathryn Ann Leeman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Kathryn Ann Leeman**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 12th day of April 2018.

Notary Public

My Commission Expires:
Aug 4, 2019

JOSHUA TILLMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires August 4, 2019

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 12th day of April 2018.

Notary Public

My Commission Expires:
Aug 4, 2019

JOSHUA TILLMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires August 4, 2019