Bill Garrett Davidson County
Batch# 121020 DEEDQC
07/26/2018 08:51:37 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180726-0072827

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

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Catherine A. Faust, Trustee,
2018 Blackwell Family Irrevocable Trust
6306 Milbrook Road
Brentwood, TN 37027

Send Tax Bills To:
New Owner

Map and Parcel No.
Map 43-6
Parcel 197

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, **Bryant Blackwell and wife, Nila Jean Blackwell,** ("Grantors") this day have bargained and sold, and hereby quitclaim, convey and transfer unto **Catherine A. Faust, Trustee, 2018 Blackwell Family Irrevocable Trust Agreement dated July 24, 2018** ("Grantees"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Being Lot No. 69 on the Plan of Madison Park, Section 3, as of record in Book 3500, Page 104, Register's Office for said County to which Plan reference is here made for a more complete and accurate description.

Being the same property conveyed to **Bryant Blackwell and wife, Nila Jean Blackwell**, by Warranty Deed dated December 1, 1967, **from Dugger Developments, Inc., a Tennessee corporation**, recorded in Book 4194, Page 529, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 3974, Page 933, said Register's office and the recorded Plan which shows an Owner's Certificate, certain easements and set-back lines.

This is improved property known as: **525 Roosevelt Avenue, Madison, TN 37115.**

(Description from prior deed of record).

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 24th day of July 2018.

Bryant Blackwell

Nila Jean Blackwell

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 **Bryant Blackwell**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of July 2018.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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 **Nila Jean Blackwell**, 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 24th day of July 2018.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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 24th day of July 2018.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY