Bill Garrett Davidson County
Batch# 122765 DEEDQC
07/31/2018 03:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180731-0074761

THIS INSTRUMENT PREPARED BY:
Takacs McGinnis Elder Care Law, PLLC
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owners
Richard W. Shaffer, Jr. and
Marcia D. Shaffer, Trustee
200 Sanders Ferry Rd #2312
Hendersonville, TN 37075

Send Tax Bills To
Same

Map-Parcel No.
083 11 0 197.00

Quitclaim Deed by Trustee

Grantor: Richard W. Shaffer, Jr. and wife, Marcia D. Shaffer, Trustees under the Trust dated May 5, 1994
Grantee: Richard W. Shaffer, Jr. and Marcia D. Shaffer, Trustee of the Irrevocable Trust of Richard W. Shaffer, Jr. and Marcia D. Shaffer, as amended and restated on June 20, 2018

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

BEING Lot No. 5A on the Plan of the Zone Lot Division of Lots 2-6, Fortland Park, Phase I, Section 5, of record in Plat Book 6250, page 158, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to The Roy A. Patterson, Sr. and June H. Patterson Revocable Living Trust by deed from Roy A. Patterson, Sr. and wife, June H. Patterson by deed of record in Instrument No. 20010921-0102550, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Richard W. Shaffer, Jr. and wife, Marcia D. Shaffer, Trustees under the Trust dated 5/5/94, and Roy A. Patterson and wife, June H. Patterson, by deed from Edward Corlew and wife, Julia Corlew, and William Hagewood and wife, Kelma Hagewood, of record in Deed Book 10531, Page 809, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 802 B Riverside Dr., Nashville, TN 37207.

The property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the property.

Richard W Shaffer Jr Trustee
Richard W. Shaffer, Jr., Trustee
Grantor

Marcia D Shaffer Trustee
Marcia D. Shaffer, Trustee
Grantor

State of Tennessee
County of Sumner

On June 20, 2018, before me appeared Richard W. Shaffer, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Trustee under the Trust dated May 5, 1994, executed the foregoing instrument for the purpose therein contained, by signing his name as Trustee.

Notary Public

My commission expires: 4/21/20



State of Tennessee
County of Sumner

On June 20, 2018, before me appeared Marcia D. Shaffer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Trustee under the Trust dated May 5, 1994, executed the foregoing instrument for the purpose therein contained, by signing her name as Trustee.

Notary Public

My commission expires: 4/21/20



* *

State of Tennessee
County of Sumner

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Richard W. Shaffer, Jr., Trustee
Grantee

Sworn to and subscribed before me on June 20, 2018.

Notary Public

My commission expires: 4/21/20



TRUE Copy Certification

I, Chelle Guidry, do hereby make oath that I am 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.

Chelle Guidry
Signature

State of Tennessee
County of Sumner

Personally appeared before me, Timothy Takacs, a notary public for this county and state, Chelle Guidry, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Timothy L Takacs
Notary's Signature
My Commission Expires: June 24, 2020

