Bill Garrett Davidson County
Batch# 128303 DEEDQC
08/13/2018 12:59:49 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180813-0079689

Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
155 Franklin Road, Suite 125
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Regina D. Ivens
6334 N. Clearview Drive
Murfreesboro, TN 37129

Send Tax Bills To:
Regina Ivens
6334 N. Clearview Drive
Murfreesboro, TN 37129

Map and Parcel No.
119 - 06 - 73

David M. Ivens
408 Springhill Drive
Smyrna, TN 37167

Lacy Ivens
4741 Crystal Brook Drive
Antioch, TN 37013

Jessica Ivens
4741 Crystal Brook Drive
Antioch, TN 37013

Stephen Ivens
702 Draperstown Drive
Smyrna, TN 37167

Virginia G. Ivens
6334 N. Clearview Drive
Murfreesboro, TN 37129

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, **Regina D. Ivens, Trustee, Family (Credit Shelter) Trust U/A dated May 24, 1996** ("Grantor"), this day has bargained and sold, and hereby quitclaim, convey and transfer unto **Regina D. Ivens,** Individually, fifty percent (50%) interest as Tenants in Common; and to **David M. Ivens**, twelve and a half percent (12.5%) interest as Tenants in Common; and to **Lacy Ivens**, twelve and a half percent (12.5%) interest as Tenants in Common; and to **Jessica Ivens**, twelve and a half percent (12.5%) interest as Tenants in Common; and to **Stephen Ivens**, twelve and a half percent (12.5%) interest as Tenants in Common (collectively "Grantees"), of her interest in and to a certain tract of land in the Sixth Civil District of Davidson

County, Tennessee, described more fully as follows:

BEGINNING at a point in the south line of Elberta Street if said street were produced in a straight line across Miller Street, said point of beginning being 200 feet east of the east line of Miller Street; thence east, along the projection of the south line of Elberta Street, 100 feet to a point; thence in a southerly direction, at right angles, 160 feet to a point; thence in a westerly direction, parallel with the projection of Elberta Street, 100 feet to a point; thence in a northerly direction, 160 feet to the point.

(Description from prior deed of record).

Being the same property conveyed in part to **Regina D. Ivens, Trustee, Family (Credit Shelter) Trust U/A dated May 24, 1996,** by Quitclaim Deed from **Regina D. Ivens, Trustee, Ivens Family Revocable Living Trust Agreement dated May 24, 1996,** dated August 11, 2018, of record in Instrument Number 20180813-0079688, Register's Office, Davidson County, Tennessee.

This is unimproved property known as 85 Elberta Street, Nashville, Tennessee 37210.

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 11th day of August, 2018.

Regina D. Ivens Tee

Regina D. Ivens, Trustee
Family (Credit Shelter) Trust U/A
dated May 24, 1996

STATE OF TENNESSEE
COUNTY OF Davidson

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

Regina D. Ivens
Affiant

Sworn to and subscribed to before me, this the 11th day of August, 2018.

Viola R. Jontz
Notary Public

My Commission Expires: 01-08-2019

VIOLA R. JONTZ
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 1-8-2019

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Regina D. Ivens, Trustee, Family (Credit Shelter) Trust U/A dated May 24, 1996**, 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 11th day of August, 2018.

Notary Public

My Commission Expires:

01-08-2019

VIOLA R. JONTZ
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 1-8-2019