Quitclaim Deed

Bill Garrett Davidson County
Batch# 128346 **DEEDQC**
08/13/2018 02:30:45 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180813-0079746

STATE OF TEXAS)
COUNTY OF DALLAS)

The actual consideration or value, whichever is greater for this transfer, is $-0-.

Affiant

Sworn to and subscribed before me this 3rd day of August.

Notary Public
My Commission Expires:

Notary Public, State of Texas
Comm. Expires 10-15-2019
Notary ID 513418-8

Name and address of owner:	Send tax bills to:	Map/Parcel:
Stephen C. Boyd, Trustee 3704 Binkley Ave. Dallas, Texas 75205	SAME AS OWNER	Map 83-10 Parcel 176.00

THIS INSTRUMENT WAS PREPARED BY:
Susan B. Evans, Atty at Law, 2016 8th Avenue, South, Nashville, TN 37204

For and in consideration of the sum of One Dollar ($1.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Stephen C. Boyd, married, hereinafter called the Grantor, has bargained and Quitclaimed, and by these presents does transfer and convey unto Stephen Clark Boyd, Trustee of Stephen Clark Boyd Revocable Management Trust, u/a/d August 3, 2018 and any amendments thereto hereinafter called the Grantee, it's heirs and assigns, all its right title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee and being Lot Number 8 on the Plan of W.R. Cornelius, Jr., Subdivision of record in Plat Book 57, page 124, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

Being all of the same property conveyed to Stephen C. Boyd by deed from Shaleen T. McCormick and Stephen C. Boyd of record in Instrument Number 20040128-0010790, of said Register's Office.

This is improved property also known as: 1604 Forrest Ave., Nashville, TN 37206.

This transfer is subject to 2018 taxes and subsequent years and any restrictions, reservation, conditions, right of ways and easements of record.

Meredith Brown Alexander, spouse of Stephen C. Boyd, joins in this conveyance to relinquish any and all marital rights she may have in said property.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said Trustee or any successor Trustee(s) to have the full power to sell, mortgage, rent, lease and convey, with out joinder of beneficiary, and without the purchaser, lender, mortgage or tenant being required to see to the distribution and application of any proceeds of sale, loan or rent.

No abstract or survey 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 representations whatsoever other than it has been accurately transcribed from the information provided.

Witness our hands this the 3rd day of August 2018.

Stephen C. Boyd

Meredith Brown Alexander

STATE OF TEXAS)
COUNTY OF DALLAS)

Personally, appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, the bargainors, Stephen C. Boyd and Meredith Brown Alexander, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Dallas, Texas, the 3rd day of August 2018.

Notary Public

My Commission Expires:

SINDI L. SIMS
Notary Public, State of Texas
Comm. Expires 10-15-2019
Notary ID 513418-8