This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (AJS)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Bill Garrett Davidson County
Batch# 132216 DEEDQC
08/23/2018 10:29:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20180823-0083589

QUITCLAIM DEED

Address New Owners:	Send Tax Bills To:	Map/Parcel Number:
Leon Tonelson 34 Whitworth Blvd. Nashville, TN 37205	same	104 14 0G 025.00

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Leon Tonelson and Julia T. Jones, as Co-Trustees of the Anne Tonelson Family Trust (hereinafter referred to as the "Grantor"), do hereby quitclaim, transfer and convey all of the Trust's right, title and interest, being an undivided 50% tenant in common interest, in and to certain real property located in Davidson County, Tennessee, described on **Exhibit A** attached hereto and incorporated herein by this reference, and any improvements thereon (the "Property"), to Leon Tonelson (the "Grantee"), in fee simple.

This is improved property known as 34 Whitworth, Boulevard, Nashville, Tennessee 37205.

This Property is conveyed expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

IN WITNESS WHEREOF, the Trustees have executed this instrument this 14th day of August, 2018.

ANNE TONELSON FAMILY TRUST

By: Leon Tonelson
Leon Tonelson, Co-Trustee

STATE OF Florida)
COUNTY OF Palm Beach)

Personally appeared before me, a Notary Public in and for said State and County, Leon Tonelson, who upon oath acknowledged that he is the Co-Trustee of the Anne Tonelson Family Trust, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Delray Beach Florida, this 14 day of August, 2018.

Elijah Hall
Notary Public

My Commission Expires: 10/11/20

Elijah Hall
Commission # GG037738
Expires: October 11, 2020
Bonded thru Aaron Notary

ANNE TONELSON FAMILY TRUST

By: _____
Julia T. Jones, Co-Trustee

STATE OF New Hampshire)
COUNTY OF Rockingham)

Personally appeared before me, a Notary Public in and for said State and County, Julia T. Jones, who upon oath acknowledged that she is the Co-Trustee of the Anne Tonelson Family Trust, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Salem, New Hampshire, this 15 day of August, 2018.

_____
Notary Public

ANDREW JONOCHA
STATE OF
• MY •
COMMISSION
EXPIRES
FEBRUARY 7,
2023
NEW HAMPSHIRE
NOTARY PUBLIC

My Commission Expires: 02/07/2023

STATE OF Tennessee)
COUNTY OF Davidson)

This transfer is exempt from taxation pursuant to T.C.A. 67-4-409 (a)(3)(G).

_____
Affiant

Subscribed and sworn to before me this 22nd day of August, 2018.

_____
Notary Public

My Commission Expires: 1/6/2020

GERALDINE SIMMONS-CURRY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020

201808230083589

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 145, as shown on the Plan of Final Plat of Whitworth, Phase 1, of record in Book 7900, page 143, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Leon Tonelson and Julia T. Jones, Co-Trustees of the Anne Tonelson Family Trust, by Executor's Deed from Leon Tonelson, Executor for the Estate of Anne Tonelson, of record in Instrument No. 20070914-0110560, Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as 34 Whitworth, Boulevard, Nashville, Tennessee 37205.

CERTIFICATE OF AUTHENTICITY

I, Andrea J. Sinclair, do hereby make oath that I am a licensed attorney and/or 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.

Andrea J. Sinclair

Andrea J. Sinclair

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Andrea J. Sinclair, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 23rd day of August, 2018.

Geraldine Simmons Curry

Notary Public

My Commission Expires: 1/6/2020

GERALDINE SIMMONS-CURRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 6, 2020