Karen Y Johnson Davidson County
Batch# 138215 DEEDQC
09/10/2018 09:11:03 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180910-0089260

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE-- Affiant Subscribed and sworn to before me, this 5th day of September, 2018. Notary Public My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 01-08-2019

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers
George Bullard Stadler, Trustee 108-A Pembroke Avenue Nashville, Tennessee 37205	SAME	130 02 0 067.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, George Bullard Stadler, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the

subject real property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **George Bullard Stadler, Trustee of the George Bullard Stadler Living Trust**, established by the Revocable Trust Agreement of George Bullard Stadler dated September 5, 2018, as amended from time to time, and to his successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 5th day of September, 2018.

George Bullard Stadler

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 George Bullard Stadler, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 5th day of September, 2018.

My Commission Expires:

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2019

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 96 and the southerly 15 feet of Lot No. 95, on the Plan of Bransford Realty Company's Belle Meade Golf Links Subdivision, of record in Plat Book 421, pages 94 and 95, Register's Office for Davidson County, Tennessee.

Said Lot No. 96 and part of Lot 95 adjoin and fronts together 75 feet on the easterly margin of Pembroke Avenue and extends back between parallel lines 190 feet to a dead line.

Being the same property conveyed to George B. Stadler by deed from Leigh Brown Wylie n/k/a Leigh Brown, unmarried, of record as Instrument No. 20171024-0109142, Register's Office for Davidson County, Tennessee.

George Bullard Stadler and George B. Stadler are one and the same person.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2018 and subsequent years for Map-Par. 130-02-0-067.00.

Liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

Matters shown on the Plan of record in Plat Book 421, pages 94 and 95, said Register's Office.

Restrictive Covenants contained in instrument ofrecord in Instrument No. 20140331-0026356, said Register's Office.

Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 5420, page 852, said Register's Office.

This is improved property known as 108 Pembroke Avenue, Nashville, Tennessee 37205.