Karen Y Johnson Davidson County
Batch# 155810 DEEDQC
11/01/2018 01:25:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20181101-0108355

PREPARED BY:

Robert J. Hazard, Esq.
GULLETT SANFORD
ROBINSON & MARTIN PLLC
150 THIRD AVENUE SOUTH, STE. 1700
NASHVILLE, TN 37201
615.244.4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is -$0-.

_____
AFFIANT

Subscribed and sworn to before me on this day, October 26, 2018.

_____
Notary Public

My Commission Expires: _____

New Owner Address:
Harold W. Kroeger and
Mary Kay Kroeger, Co-Trustees
2405 Oakland Ave
Nashville, TN 37212

Send Tax Bills To:
Same

Map-Parcel Number
104 16 0 202.00

QUITCLAIM DEED

Harold W. Kroeger and wife, Mary Kay Kroeger ("Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to **Harold W. Kroeger and Mary Kay Kroeger, Co-Trustees of The Kroeger Family Trust, dated October 26, 2018** ("Grantee"), all right, title and interest of Grantor in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described in Exhibit A.

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

<Signature page to follow.>

WITNESS my hand on this day, October 26, 2018.

Harold W. Kroeger

Mary Kay Kroeger

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Harold W. Kroeger** and **Mary Kay Kroeger** 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 as their free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, October 26, 2018.

Notary Public

My Commission Expires: _____



EXHIBIT A

Land in Davidson County, Tennessee, being the northerly half of Lot Number 167 on the Plan of Belmont Land Company's Plan of Lots called Belmont Heights, of record in Plat Book 421, page 34, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Harold W. Kroeger and wife, Mary Kay Kroeger, from Robert Brady Fry and wife, Shanna Fry, by warranty deed of record in Instrument No. 20050610-00666677, Register's Office for Davidson County, Tennessee.

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

This is property commonly known as 2405 Oakland Ave, Nashville, TN 37212.

True Copy Certification

I, Robert J. Hazard, 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.

Signature

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Candace M. Parker, a notary public for this county and state, Robert J. Hazard who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3/03/2020

Notary's Seal

CANDACE M. PARKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020