Karen Y Johnson Davidson County
Batch# 173996 DEEDQC
12/13/2018 03:32:50 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20181213-0121541

THIS INSTRUMENT PREPARED BY:

MUSIC CITY ESTATE LAW
4525 HARDING PIKE, SUITE 200
NASHVILLE, TENNESSE 37205
(615) 628-7775

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires July 11, 2021

STATE OF TENNESSEE

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $10.00.
This is a transfer to a revocable trust.

Affiant

Subscribed and sworn to before me, this 28th day of November 2018

Notary public

My commission Expires: 7/11/2021

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Joshua R. Righter and Shea K. Righter 5402-A Pennsylvania Avenue Nashville, TN 37209	Joshua R. Righter and Shea K. Righter 5402-A Pennsylvania Avenue Nashville, TN 37209	0910705001.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Joshua R. Righter and Shea K. Righter, husband and wife, the Grantors, do hereby quitclaim, transfer and convey unto Joshua R. Righter and Shea K. Righter, Trustees of the Joshua and Shea Righter Living Trust dated November 28, 2018, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being Unit A as shown on Exhibit "C" of the Plan of 5420 Pennsylvania Avenue Townhomes, a Horizontal Property Regime with Private Elements of record in Instrument No. 20141028-0099390, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joshua R. Righter and Shea K. Righter by MRB Developers LLC, a Tennessee Limited Liability Company by deed dated August 7, 2015 and recorded as Document No. 20150811-0080361 on August 11, 2015, Registers Office for Davidson County, Tennessee.

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

Property Address: 5402-A Pennsylvania Avenue, Nashville, Tennessee 37209.

Witness my hand this 28th day of November 2018.

Joshua R. Righter, Grantor

Shea K. Righter, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, Joshua R. Righter and Shea K. Righter, Grantors, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

Notary Public
Justin Gilbert
My commission expires: 7/11/2021

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires July 11, 2021