PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: 60198 (cwi)
Dav. Co. File: Box 8

Karen Y Johnson Davidson County
Batch# 177233 DEEDQC
12/21/2018 02:36:50 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20181221-0124538

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Robert E. Phipps, Trustee Nancy S. Phipps, Trustee 4508 Yancey Drive Nashville, TN 37215	Helen Smith 4380 Carmain Drive Atlanta, GA 30342

TAX MAP-PARCEL NUMBERS: 129 12 0 087.00

TRUSTEES' QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, the undersigned **Nancy Phipps,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer, quitclaim and convey unto **Robert E. Phipps and Nancy S. Phipps, Trustees, Phipps Family Revocable Living Trust Agreement dated December 28, 2017**, hereinafter called the **Grantee**, Grantee's heirs and assigns, all Grantor's right, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Tract No. 2 on the Plat of Chaffin Subdivision of record in Book 5060, page 23, Register's Office for said County.

Said Tract No. 2 fronts 148.80 feet on the westerly margin of Highway 100 and extends back 39.90 feet on the southerly line and 56.0 feet on the northerly line to a line on the rear on which it measures 151.00 feet.

Being the same property conveyed to Nancy Phipps by Trustees' Quitclaim Deed from Daniel Porto Brown and Helen Smith, Co-Trustees of the Hunter Baird Short Revocable Trust UAD July 29, 2014 of record as Instrument No. 20181218-0122963, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the prior conveyance.

This is improved property known as: 6608 Highway 100, Nashville, Tennessee 37205

WITNESS THE EXECUTION HEREOF on the 18th day of December, 2018

Nancy Phipps

Nancy Phipps

State of Tennessee
County of Davidson

On December 18, 2018, before me the undersigned authority, personally appeared **Nancy Phipps,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires:

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2022

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $ -0-

Affiant

Sworn and subscribed before me on December 18, 2018.

Notary Public

My Commission Expires:

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2022