Karen Y Johnson Davidson County
Batch# 182308 DEEDQC
01/10/2019 09:19:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190110-0002623

THIS INSTRUMENT PREPARED BY:
Takacs McGinnis Elder Care Law, PLLC
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owners
Carl B. Chambliss, Trustee
Gloria W. Chambliss, Trustee
150 Blisswood Lane
Joelton, TN 37080

Send Tax Bills To
Same

Map-Parcel No.
013 00 0 007.00

Quitclaim Deed by Trustee

Grantor: Carl B. Chambliss, Trustee under the Carl B. Chambliss Revocable Living Trust
Grantee: Carl B. Chambliss and Gloria W. Chambliss, Trustee of the Revocable Trust of Carl B. Chambliss and Gloria W. Chambliss, dated March 14, 2018

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

SEE ATTACHED EXHIBIT FOR LEGAL DESCRIPTION

Being the same property conveyed to Carl B. Chambliss, Trustee under the Carl B. Chambliss Revocable Living Trust by deed from Carl B. Chambliss and wife, Gloria Chambliss, of record in Instrument Number 20150413-0032295, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 6639 Old Clarksville Pike, Joelton, TN 37080.

The property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the property.

Carl B. Chambliss
Carl B. Chambliss, Trustee
Grantor

Gloria W. Chambliss
Gloria W. Chambliss, Grantor

Gloria W. Chambliss, wife of Carl B. Chambliss, for the consideration expressed herein, joins for the purpose of granting, bargaining, selling, conveying and confirming and does hereby grant, bargain, sell, convey and confirm unto the Grantee, its successors and assigns, all rights, claims and interests of every kind, character and description whatsoever which she now has or may acquire in the future by virtue of her marriage, including but not limited to homestead and any interest in the above described real property as all or a part of an elective share of a surviving spouse as provided by the laws of the State of Tennessee.

State of Tennessee
County of Sumner

On June 8, 2018, before me appeared Carl B. Chambliss, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Trustee of the Carl B. Chambliss Revocable Living Trust, executed the foregoing instrument for the purpose therein contained, by signing his name as Trustee.

Kerry I. Konrad
Notary Public

My commission expires: 4/21/20

KERRY I. KONRAD STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

State of Tennessee
County of Sumner

On June 8, 2018, personally appeared before me, Gloria W. Chambliss, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument, and who acknowledged that she executed it as her free act and deed.

Kerry I. Konrad
Notary Public

My commission expires: 4/21/20

KERRY I. KONRAD STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

* *

State of Tennessee
County of Sumner

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Carl B. Chambliss
Carl B. Chambliss, Trustee
Grantee

Sworn to and subscribed before me on June 8, 2018.

Kerry I. Konrad
Notary Public

My commission expires: 4/21/20

KERRY I. KONRAD STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

EXHIBIT A

Tract 1: BEING Lot No. 1 of the division of the J. W. Dowlen land as shown on plat, and described as follows: **BEGINNING** at a stake in the center of the Old Clarksville and Nashville Pike, at the intersection of said pike and Draper Drive; thence, with the center of said pike, South 81 degrees 30 minutes East 211 feet to a stake in the center of said pike; thence with Gasser's west line, due South 192.3 feet to a stake in said line, northeast corner of J. W. Dowlen's ½ acre tract; thence, with the north line of said ½ acre tract, due West 208.7 feet to a stake in the east margin of Draper Drive, northwest corner of J. W. Dowlen's ½ acre tract; thence, with the east margin of Draper Drive, due North 224.3 feet to the beginning, containing one acre, more or less.

Tract 2: BEING Lot No. 2 of the J. W. Dowlen land as shown on plat, and described as follows: **BEGINNING** at a stake in the east margin of Draper Drive, southwest corner of Lot No. 1 of the Dowlen land; thence with the south line of Lot No. 1, East 208.7 feet to a stake, southeast corner of said Lot No. 1; thence South 104.4 feet to stake; thence West 208.7 feet to a stake in the east margin of Draper Drive; thence North 104.4 feet with said margin of Draper Drive to the beginning, **containing ½ acre, more or less.**

Tract 3: BEING Tract No. 3 of the Division of the Dowlen land as shown on Plat and described as follows: **BEGINNING** at a stake in the east margin of Draper Drive, southwest corner of Lot No. 2; thence with the south line of said Lot No. 2, East 208.7 feet to a stake, southeast corner of said Lot No. 2; thence South 104.3 feet to a stake; thence West 208.7 feet to a stake in the east margin of Draper Drive, thence with east margin of Draper Drive, North 104.3 feet to the beginning, **containing 1.2 acres, more or less.**
This conveyance is **SUBJECT** to all easements, covenants, conditions, reservations, leases and restrictions of record, all legal highways, all rights of way, all zoning, building and other laws, ordinances and regulations, and all rights of tenants in possession.

TRUE Copy Certification

I, Chelle Guidry, do hereby make oath that I am 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.

Chelle Guidry

Signature

State of Tennessee
County of Sumner

Personally appeared before me, Pati Bedwell, a notary public for this county and state, Chelle Guidry, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Pati K. Bedwell

Notary's Signature
My Commission Expires: 7/24/19

