Karen Johnson Davidson County
Batch# 190099 DEEDQC
01/31/2019 08:59:51 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190131-0009274

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD VOID THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Arliss Ray Bess, Jr.	(NAME) SAME AS NEW OWNER	
(STREET ADDRESS) 1361 Campbell Road	(STREET ADDRESS)	P/O 032-00-0/038.00
(CITY) (STATE) (ZIP) Goodlettsville, TN 37072	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Arliss Ray Bess, Jr.**, Grantor, does hereby quitclaim and convey unto **Arliss Ray Bess, Jr., Trustee of the Mildred G. Bess Irrevocable Family Trust, dated April 10, 2015**, the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

SEE ATTACHED EXHIBIT "A"

Being part of the same property conveyed to Arliss Ray Bess, Jr., Trustee of the Mildred G. Bess Irrevocable Family Trust, dated April 10, 2015 by Quitclaim Deed from Mildred G. Bess, Trustee of the Mildred G. Bess Revocable Living Trust, of record in Instrument No. 201505110042655, Register's Office for Davidson County, Tennessee. The said Arliss Ray Bess, Jr. is executing this instrument for the purpose of conveying any interest he may have in the subject property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 24th day of December, 2018.

Affiant

My commission expires: 3/21/22
(Affix Seal)

Notary Public

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Witness my hand this 24 day of December, 2018.

Arliss Ray Bess, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of December, 2018, before me personally appeared Arliss Ray Bess, Jr., to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal this 24th day of December, 2018.

Notary Public

My Commission Expires: 3/21/22

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

TRACT TWO

BEGINNING at an iron pin in the northern right-of-way Campbell Road and being the northeast corner of this tract:

THENCE: S 00 deg 32 min 40 sec E, 1025.22' to an iron pin (O).

THENCE: N 85 deg 59 min 09 sec W, 282.89' to a new iron pin.

THENCE: N 00 deg 32 min 40 sec W, 554.79' to a new iron pin.

THENCE: N 11 deg 04 min 09 sec W, 140.00' to a new iron pin.

THENCE: N 64 deg 37 min 00 sec W, 163.00' to a new iron pin.

THENCE: N 00 deg 32 min 40 sec W, 40.00' to a new iron pin in the northern right-of-way Campbell Road.

THENCE: with said right-of-way, having a delta of 18 deg 56 min 08 sec, a radius of 435.28' a tangent of 72.89' a chord bearing of N 82 deg 58 min 33 sec E, a chord length of 143.20' a length of 143.85' to an iron pin.

THENCE: N 49 deg 00 min 00 sec E, 115.00' to an iron pin.

THENCE: N 70 deg 40 min 00 sec E, 65.00' to the point of begining containing 6.39 acres more or less.