Karen Johnson Davidson County
Batch# 208395 DEEDQC
03/21/2019 12:40:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190321-0025821

PREPARED BY:

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

CHRISTINE CHAFARDON NOTARY PUBLIC Exp. Feb. 28, 2021 COWETA COUNTY, GA

STATE OF Georgia
COUNTY OF Fayette

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

Kristel Knaggs
AFFIANT

Subscribed and sworn to before me on this 12th day, January 12, 2019.

Christine Chafardon
Notary Public

My Commission Expires: Feb 28 2021

New Owner Address:
Kristie Lynn Knaggs
4 Beverly Farms Dr. 2B
Sharpsburg, GA 30277

Send Tax Bills To:
Same

Map-Parcel Number
120 05 0 160.00

TRUSTEE'S QUITCLAIM DEED

Kristie Lynn Knaggs, Trustee of The Marsha Ann Knaggs Revocable Living Trust, dated May 12, 2017 ("Grantor"), for consideration of $10.00, hereby remises, transfers, conveys and quitclaims unto **Kristie Lynn Knaggs** ("Grantee"), all the Grantor's right title and interest in and to certain property in Davidson County, Tennessee, as described more particularly on the attached 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, January 12, 2019.

Kristie Lynn Knaggs, Trustee of The Marsha Ann Knaggs Revocable Living Trust, dated May 12, 2017

STATE OF Georgia)
COUNTY OF Fayette

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kristie Lynn Knaggs, Trustee of The Marsha Ann Knaggs Revocable Living Trust, dated May 12, 2017**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument as her free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, January 12, 2019.

Notary Public

My Commission Expires: Feb 28, 2021

CHRISTINE CHAFARDON NOTARY PUBLIC Exp. Feb. 28, 2021 COWETA COUNTY, GA

758299.1/2011927

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 414 on the Plan of Glengarry Park, Section IV, as of record in Book 2900, page 72, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Marsha Ann Knaggs, Trustee of The Marsha Ann Knaggs Revocable Living Trust, dated May 12, 2017 from Marsha S. Knaggs by quitclaim deed of record in Instrument No. 20170518-0049254, Register's Office for Davidson County, Tennessee. Marsha Ann Knaggs having died on December 16, 2018 and Kristie Lynn Knaggs being the successor trustee of The Marsha Ann Knaggs Revocable Living Trust, dated May 12, 2017.

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

This is property commonly known as 508 McDonald Drive, Nashville, TN 37217.

True Copy Certification

I, Andrew J. Bellm, 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, Andrew J. Bellm 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