This Instrument Prepared By:

Travenia A. Holden
Holden Law Office
1037 West Main Street, Suite C
Lebanon, TN 37087

Karen Johnson Davidson County
Batch# 227749 DEEDQC
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Fees: $12.00 Taxes: $0.00
20190509-0043491

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Willie J. Thomas Revocable Living Trust 213 Engel Ave Goodlettsville, TN 37072	Same	Map & Parcel: 043 10 0 102.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, WILLIE J. THOMAS, (hereinafter "Grantor") does hereby assign, transfer, convey and quitclaim unto THE WILLIE J. THOMAS REVOCABLE LIVING TRUST, (hereinafter "Grantee") an undivided interest in all rights, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

REAL ESTATE LOCATED IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

BEING LOT NUMBER 2 OF THE RE-SUBDIVISION OF LOT 25 ON THE UNRECORDED PLAN OF ANDERSON ESTATES, OF RECORD IN BOOK 6200, PAGE 721, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO LYNETTE MCCRAY BY WARRANTY DEED FROM NORMAN MCLEAN DATED MAY 20, 2003 AND RECORDED MAY 22, 2003 IN INSTRUMENT NO. 20030522-0070071, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND;

BEING THE SAME PROPERTY CONVEYED TO COUNTRYWIDE HOME LOANS BY SUBSTITUTE TRUSTEES DEED FROM NATIONWIDE TRUSTEE SERVICES, AS SUBSTITUTE TRUSTEE, DATED MAY 29, 2008 AND RECORDED JUNE 9, 2008 IN INSTRUMENT NO. 20080609-0058744, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND;

BEING THE SAME PROPERTY CONVEYED TO WILLIE J. THOMAS BY SPECIAL WARRANTY DEED FROM COUNTRYWIDE HOME LOANS, DATED FEBRUARY 4, 2009 AND RECORDED ON FEBRUARY 19, 2009 OF RECORD IN INSTRUMENT NO. 20090219-0014146, REGISTER' S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

The Grantee shall have the sole, absolute, and uncontrolled power, discretion and authority to protect, conserve, sell, lease, encumber, gift or otherwise manage and dispose of the real property described above.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the above described property.

THIS PROPERTY IS TRANSFERRED "AS IS" WITH NO WARRANTY OF ANY TYPE

STATE OF TENNESSEE)
COUNTY OF WILSON)

The consideration for this conveyance, per T.C.A. 67-4-409(a)(3), is $-0-.

Willie J. Thomas
WILLIE J. THOMAS

SUBSCRIBED AND SWORN TO before me this 6th day of May, 2019.

Travenia A. Holden
NOTARY PUBLIC

My Commission Expires: 3-17-2021

TRAVENIA A. HOLDEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

This is improved property located at 216 Nix Dr., Madison, TN 37115.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

Willie J. Thomas
WILLIE J. THOMAS

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said Wilson County, Tennessee, WILLIE J. THOMAS, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal this 6th day of May, 2019.

Travenia A. Holden
NOTARY PUBLIC

My Commission Expires: 3-17-2021

TRAVENIA A. HOLDEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY