Karen Johnson Davidson County
Batch# 246323 DEEDQC
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Fees: $17.00 Taxes: $0.00
20190620-0059647

*This Instrument prepared by:*
Stephen L. Carpenter JD LLM
Carpenter & Lewis PLLC
10413 Kingston Pike, Suite 200
Knoxville, Tennessee 37922
(865) 690-4997

Grantee: Robert H. Carrigan as Trustee under Robert Harold Carrigan Living Trust dated May 31, 2019

Map/Parcel: 138-033.00

# QUITCLAIM DEED

THIS INDENTURE, made this 31st day of May 2019, between **ROBERT H. CARRIGAN**, hereinafter referred to as Grantor, and **ROBERT H. CARRIGAN as Trustee under ROBERT HAROLD CARRIGAN LIVING TRUST dated May 31, 2019,** hereinafter referred to as Grantee.

## WITNESSETH:

That the said Grantor, for and in consideration of the sum of One Dollar ($1.00) and other good and valuable consideration paid to Grantor by the said Grantee, the receipt of which is hereby acknowledged, has granted, bargained, sold, remised, released, and QUITCLAIMED, and Grantor does hereby grant, bargain, sell, remise, release, and QUITCLAIM unto the said Grantee the following described premises, to wit:

Lying in the 4th Civil District of Davidson County, described acording to a drawing made by John W. Jenkins, April 14, 1954, as follows:

Beginning at a sink hole; running thence west along an old line of Bryant and Pate, 57 ½ poles to a stake; thence south along an old line, 20 poles to a stake in the center line of Couchville Pike; thence with the center of said Pike, south 55 deg east 8 poles, south 64 deg east 21 poles, south 57 deg east 36 poles, to a stake in an old line, being Bryant's west line; thence with said Bryant's line, north 50 poles to the beginning, containing 12.5 acres, more or less.

Incuded in the above description but excluded therefrom:

Land in the 4th Civil District of said County, described according to a survey thereof made May 4, 1957, by J. W. Jenkins, Surveyor, as follows:

Beginning at an iron stake in the south boundary line of Pate, it being Bryant's northeaset corner, and the northwest corner of this conveyance, running thence with the old line south 87 deg west 20 poles to center line of Couchville Pike; thence with the center of said Pike, south 55 deg east 8 poles, south 64 deg east 13 poles to a stake; thence north 30 deg east 11 ½ poles to a stake; thence north 3 deg east 20 poles to a stake at a fence in the south line of Pate; thence with the Pate line, north 87 deg west 23 poles to the place of beginning, containing 3 ½ acres, more or less.

Said property having been bounded on the west by Isaiah Bryant; on the north by William Bryant; on the east by Mary Kimbro; and on the south by a County Road.

BEING the same property conveyed to Robert H. Carrigan by Warranty Deed of record in Warranty Deed Book 7576, Page 583, in the Register's Office for Davidson County, Tennessee.

The above-description being the same as the last deed of record, no boundary survey having been made at the time of this conveyance.

and all the estate, right, title, and interest of the Grantor therein, with the hereditaments and appurtenances thereto appertaining and hereby releasing all claims to homestead, dower, and curtesy therein. Grantor quitclaims the said premises to the said Grantee, Grantee's successors, and assigns forever in fee simple. Wherever used in the instrument, terms, parties and pronouns shall be construed to represent either the singular or plural, as the case may demand, and the use of any gender shall be applicable to all genders, as appropriate.

IN WITNESS WHEREOF, the said Grantor has set his hand and seal on the day and year first above written.

**ROBERT H. CARRIGAN**

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned authority, a Notary Public in and for the above County and State, **ROBERT H. CARRIGAN,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath acknowledged himself as the within named Affiant, and that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office this 31st day of May 2019.

CYNTHIA BRINKLEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Notary Public

My commission expires March 8, 2021

**The preparer makes no representations regarding the status of the title, the accuracy of the description, the proposed use of the real estate, or any applicable zoning regulations concerning the described property nor any other matter except the validity of the form of this Quitclaim Deed.**

**AFFIDAVIT**

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

This transfer by Quitclaim Deed was for no consideration.

**ROBERT H. CARRIGAN**

SWORN TO AND SUBSCRIBED before me this 31st day of May, 2019.

CYNTHIA BRINDLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public
My commission expires March 8, 2021

**PROPERTY OWNER/RESPONSIBLE TAXPAYER:**
Robert H. Carrigan as Trustee under
Robert Harold Carrigan Living Trust dated May 31, 2019
218 Wilowen Drive
Nashville, TN 37210