Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Alan Lee Ritchie, Trustee of the Alan Lee Ritchie Revocable Trust dated June 24, 2019 **906 Percy Warner Blvd.** **Nashville, TN 37206**	**Map/Parcels:** **129-15-45.00**	**Alan Lee Ritchie, Trustee of the Alan Lee Ritchie Revocable Trust dated June 24, 2019** **906 Percy Warner Blvd.** **Nashville, TN 37206**

This instrument prepared by: Carter Shelton, PLC
2021 Richard Jones Road, Suite 240, Nashville, TN 37215

Karen Johnson Davidson County
Batch# 247831 DEEDQC
06/25/2019 08:25:50 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20190625-0061035

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Alan Lee Ritchie and wife, Patricia S. Ritchie** (the "Grantors"), by these presents hereby transfer, assign, and quitclaim to **Alan Lee Ritchie, Trustee of the Alan Lee Ritchie Revocable Trust dated June 24, 2019** (the "Grantee"), Grantee's successors and assigns, all of Grantors' right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as 906 Percy Warner Blvd., Nashville, TN 37206.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 24th day of June, 2019.

CELESTE TORGERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Celeste Torgerson
Notary Public
My Commission Expires: 3/7/23

Grantors and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian S. Shelton or Carter Shelton, PLC perform a title examination; and that neither Brian S. Shelton nor Carter Shelton, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 24 day of June, 2019.

Alan Lee Ritchie

Patricia S. Ritchie

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Alan Lee. Ritchie and Patricia S. Ritchie,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 24 day of June, 2019.

Notary Public

My Commission Expires:
10/6/2021

BRIAN S SHELTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Lot No. 104 on the Plan of Warner Park Valley, Section 1, as of record in Book 3600, pages 12-13, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

BEING the same property conveyed to Alan Lee Ritchie and wife, Patricia S. Ritchie, by deed from Alan Lee Ritchie, as of record as instrument number 20050311-0027189, Register's Office for Davidson County, Tennessee.