Karen Johnson Davidson County
Batch# 265259 DEEDQC
08/01/2019 01:36:00 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190801-0076143

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration for this transfer is $-0-

James E. Gadsey

Lynette G. Gadsey

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

This instrument was prepared by:
Bottorff Law
6688 Nolensville Road, Ste 108-229
Brentwood, TN 37027

Subscribed and sworn before me this 20th day of March, 2019.

Notary Public
My Commission Expires: 6/22/2020

QUITCLAIM DEED

New Owner(s)	*Send Tax Bills To*	*Map & Parcel Nos.*
THE GADSEY RESIDENCE TRUST 5906 Kinsdale Drive Nashville, TN 37211	New Owner	172 08 0 028.00

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, James E. Gadsey and wife, Lynete G. Gadsey ("Grantor"), by these presents do hereby remise, release, quitclaim and convey unto The Gadsey Residence Trust ("Grantee"), all of our right, title and interest in and to the following described real property located in Davidson County, Tennessee:

LAND in Davidson County, Tennessee, being Lot No. 117 on the Plan of Forest Acres Estates, Section I, of record in Book 3700, page 2, Register's Office for said County.

SAID Lot no. 117 fronts 75.0 feet on the easterly side of Kinsdale Drive and extends back 249.99 feet on the southerly line and 246.48 feet on the northerly line, to a line at the rear measuring 75.08 feet thereon.

BEING the same property conveyed to James E. Gadsey and wife, Lynette H. Gadsey, by deed from Sherman A. Gardner and wife, Virginia K. Gardner, of record in Book 4680, page 453, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the plan of record which shows an owner certificate, a 30-foot minimum building setback line from Kinsdale Drive, and a 10-foot easement for public utility and drainage purposes along the rear line of said lot; restrictive covenants of record in Book 3874, page 704, Register's Office for Davidson County, Tennessee.

This is improved property known as: 5906 Kinsdale Drive, Nashville, TN 37211.

The previous deed lists Mrs. Gadsey as "Lynette H. Gadsey", this being the same person as "Lynette G. Gadsey."

WITNESS our hand this 20th day of March, 2019.

Grantor - James E. Gadsey

Grantor - Lynette G. Gadsey

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named Grantor, James E. Gadsey and Lynette G. Gadsey, with whom I am personally acquainted and who acknowledged that the Grantor executed this Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Nolensville Tennessee, this 20th day of March, 2019

Notary Public

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 6/22/2020

This Quitclaim Deed Was Prepared By:
Bottorff Law
6688 Nolensville Road, Suite 108-229
Brentwood, TN 37027