Karen Johnson Davidson County
Batch# 268655 DEEDQC
08/08/2019 10:52:15 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190808-0079044

THIS INSTRUMENT PREPARED BY:

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Nashville, TN 37205
(615) 386-9235

THE PROVISIONS OF TENNESSEE CODE ANNOTATED SECTION 35-15-510 SHALL APPLY TO ALL THE PROPERTY TRANSFERRED TO BRUCE HOLLINGER AND LEIGH HOLLINGER, CO-TRUSTEES, AND ANY SUCCESSOR TRUSTEES THERETO, PURSUANT TO THIS DEED AND ALL THE PROCEEDS FROM THIS PROPERTY HELD IN THIS TRUST BY THE TRUSTEE.

THIS CONVEYANCE IS EXEMPT FROM THE TRANSFER TAX UNDER TENNESSEE CODE ANNOTATED SECTION 67-4-409(a)(3)(F)

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Bruce Hollinger, Co-Trustee 1433 Wexford Downs Lane Nashville, TN 37211	New Owner	172-14-0B-100.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

BRUCE HOLLINGER and LEIGH HOLLINGER, husband and wife,

by these presents do hereby remise, release and quitclaim unto

BRUCE HOLLINGER and LEIGH HOLLINGER, as Co-Trustees of the Bruce Hollinger and Leigh Hollinger Trust dated July 24, 2019,

their successors and assigns, with full power to convey, sell, mortgage, lease or otherwise transfer or encumber without the joinder or consent of any beneficiary, all of their right, title and interest in and to a certain tract or parcel of land, together with all improvements located thereon, situated in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 100 on the plan of Minor Revision, Winfield Park, Phase 2, Section 1, Revision 1, Lots 94-108, 110-121, 126-128 & 132-133, of record in Instrument No. 20080122-0006550, Davidson County, Tennessee, revising Plat Instrument No. 20000804-0077802 and Plat Instrument No. 20010313-0024106, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed by Limited Warranty Deed from AUTO-OWNERS INSURANCE COMPANY, A MICHIGAN CORPORATION, to BRUCE HOLLINGER and LEIGH HOLLINGER, husband and wife, dated March 27, 2015, of record in Instrument No. 20150327-0026632, Register's Office for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to the same limitations, restrictions and encumbrances as may affect the premises.

BEING improved property known as 1433 Wexford Downs Lane, Nashville, Tennessee 37211.

This description is prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the property described and conveyed herein.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hand this 24th day of July 2019

BRUCE HOLLINGER

LEIGH HOLLINGER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, BRUCE HOLLINGER, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 24th day of July 2019.

Notary Public

My Commission Expires: 5/9/23

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, LEIGH HOLLINGER, the within named bargainor, 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 for the purposes therein contained.

WITNESS my hand, at office, this 24th day of July 2019.

Notary Public

My Commission Expires: 5/9/23