QUITCLAIM DEED

This instrument was prepared without the benefit of a Title Examination and on information provided by the parties. No representation regarding the state of this Title is made by the preparer.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $10.00.

Bertha Smith Clark

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 23 DAY OF July, 2019

(Affix Seal) Notary Public

My Commission Expires: 2/8/23

K. D. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
Justin C. Cook, Attorney at Law
810 Bellevue Road, Unit 184
Nashville, TN 37221

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Bertha Smith Clark Revocable Living Trust	SAME	107 00 0 020.00
2626 Forest View Drive		
Antioch, TN 37013		

For and in consideration of the sum of $10.00, consisting of cash in hand paid by the hereinafter named Grantee and other good and valuable consideration, the receipt of which is hereby acknowledged, **Bertha Smith Clark, the widow of Phillip Hickman Clark, to whom which she was married at the time of the acquisition of this Real Estate and remained married to until his time of death on the 5th day of May, in the year of 1997,** hereinafter called the Grantor, have bargained and sold, and do hereby Quitclaim and convey unto **Bertha Smith Clark, Trustee of the Bertha Smith Clark Revocable Living Trust,** hereinafter called the Grantee, **his/her/their** heirs and assigns, all of my/our right, title and interest in and life estate interest therein, to the following described Real Property in **Davidson** County, State of Tennessee, described as follows, to wit:

See Attached "EXHIBIT A"

This is ( ) unimproved property:

(X) improved property known as: **961 Massman Drive, Nashville, TN 37217**

Karen Johnson Davidson County
Batch# 271135 **DEEDQC**
08/14/2019 09:54:20 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190814-0081101

Witness my hand this 23 day of July, 2019:

Bertha Smith Clark

Bertha Smith Clark

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 **Bertha Smith Clark,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the with instrument for the purposes therein contained. Witness my hand and official seal at Davidson County, Tennessee, this 23 day of July, 2019.

Notary Public

My Commission Expires: 2/8/23

K. D. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

EXHIBIT A

A tract of land in the 3rd, formerly the 2nd Civil District of Davidson County, Tennessee, and being a 2-acre tract lying in the southeast corner of Lot No. 7 on the Plan of R.P. Smith Lands, as of record in Book "G", page 551, Chancery Court at Nashville, Tennessee, described as follows:

Beginning at a point, the southeast corner of Lot No. 7 same being in the center of Trabue Avenue Or road, thence in a westerly direction along the south margin of said Lot No. 7, 344.85 feet to a point, same being the southeast corner of the A.J. Fanning property, the Deed to which is of record in Book 47, page 595, R.O.D.C. Tennessee; thence in a northerly direction with the said Fanning East line 250 feet to a point, thence in a easterly direction along a line parallel to the south line of No. 7, 352 feet, more or less to a point in the center of Trabue Avenue or Road; thence in a southerly direction with the center of Trabue Avenue or road 250 feet to the point of beginning.

Being the same property conveyed to Grantor by deed of record as Book 5887, Page 257 *et seq.* Register's Office for Davidson County, Tennessee.