Karen Johnson Davidson County
Batch# 272960 DEEDQC
08/19/2019 09:13:25 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190819-0082594

THIS DOCUMENT CREATES LEGAL CONSEQUENCES, WHICH SHOULD BE DEFINED, DISCUSSED, AND CONFIRMED WITH COMPETENT LEGAL REPRESENTATION. THERE IS NOT ANY ASSURANCE TO THE USER THAT THIS DOCUMENT WILL ACCOMPLISH A PARTICULAR LEGAL RESULT OR OBJECTIVE WITHOUT REVIEW OF ALL CIRCUMSTANCES WHICH REQUIRE ITS' COMPLETION.

QUITCLAIM DEED

THIS INDENTURE, made and entered into this 14 day of August, 2019 by and between Dwight D Nash and wife, Lisa M Nash,

hereinafter called Grantor,

and Dwight D Nash and Lisa Nash, Trustees, or their successors in trust, under The Nash Family Revocable Living Trust dated August 9, 2010, and any amendments thereto.

hereinafter called Grantee.

WITNESSETH: That for the consideration hereinafter expressed, the Grantor do hereby bargain, sell, quitclaim, remise, release, and convey to Grantee, the following described real estate, to wit:

BEING LOT NO. 97, on the Plan of Hidden Hill, of record in Book 4860, Page 43, Register's Office for Davidson County, Tennessee.

Said Lot No. 97 fronts 146.44 feet on the easterly margin of Hidden Hill Drive and extends back 150.0 feet on the northerly line and 78.41 feet on the southerly line to a deed line in the rear measuring 142.67 feet thereon.

Being the same property conveyed to Dwight D Nash and Lisa M Nash by Quit Claim Deed of record in Instrument No. 20110125-0006883, in the Register's Office of Davidson County, Tennessee.

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

THIS CONVEYANCE is made subject to applicable restrictions, building setback lines, existing easements, and to all conditions as shown on the recorded map.

Any Reference to recorded instruments is reference to the Register's Office in said County.

THE CONSIDERATION for this conveyance is TEN AND 00/100**Dollars ($10.00) and other good and valuable considerations, the receipt and legal sufficiency of which is hereby acknowledged.**

GRANTOR:

X _____
Dwight Nash

X _____
Lisa Nash

STATE OF TENNESSEE, COUNTY OF Knox :ss
On this 14th day of April, 20___, before me personally appeared DWIGHT D NASH AND WIFE, LISA M NASH, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 2-6-2023 Randall Baxter, NOTARY PUBLIC

RANDALL BAXTER STATE OF TENNESSEE NOTARY PUBLIC KNOX COUNTY My Commission Expires 02-06-2023

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STATE OF TENNESSEE, COUNTY OF Knox :ss

I hereby swear or affirm that to the best of the Affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred whichever is greater, is $EXEMPT, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Dwight + Lisa Nash, AFFIANT

SWORN TO AND SUBSCRIBED before me this 14th day of April 20 19

Randall Baxter, Notary Public

My Commission Expires: 2-6-2023

RANDALL BAXTER STATE OF TENNESSEE NOTARY PUBLIC KNOX COUNTY My Commission Expires 02-06-2023

RESPONSIBLE TAXPAYER:
Nash Family Revocable Living Trust
652 Hidden Hill Drive
Hermitage, TN 37076

PROPERTY ADDRESS:
652 Hidden Hill Drive
Hermitage, TN 37076

FILE NO.:
CLT No.: 076-05-095.00

MAIL TAX NOTICES TO:
SAME AS ABOVE.
PROPERTY OWNER:
Nash Family Revocable Living Trust
652 Hidden Hill Drive
Hermitage, TN 37076

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RETURN TO AND PREPARED BY:
Dwight D Nash
652 Hidden Hill Drive
Hermitage, TN 37076