THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Rd. Ste. 203-A** **Nashville, TN 37215** **CRT File No. 190621313**	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 9th day of September 2019. Notary Public My Commission Expires:

Karen Johnson Davidson County
Batch# 288760 DEEDQC
09/20/2019 09:38:17 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190920-0095667

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY DAVIDSON COUNTY MY COMMISSION EXPIRES JULY 09, 2022

QUITCLAIM DEED

Address New Owner: Andrew Nall, Trustee 1212 Kermit Drive Nashville, TN 37217	Send Tax Bills To: New Owner	Tax Information: 120-01-072.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Rebecca Lovell, unmarried, (hereinafter referred to as the "Grantors") do hereby quitclaim, transfer and convey unto Andrew Nall, Trustee of the 1212 Kermit Drive Trust dated June 6, 2019, their heirs and assigns all of his right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Tract 1:
Being Lot No. 9 on the Map of Miro Meadows Subdivision, of record in Book 1424, Pages 94-95, Register's Office for Davidson County, Tennessee. Said Lot No. 9 fronts 60 feet on the North side of Kermit Drive and runs back between lines 219.8 feet on the West line and 228.5 feet on the East line to a dead line in the rear on which it measures 81 feet.

Tract 2:
Being a triangular strip of the Easterly part of Lot No. 8 on the Plan of Miro Meadows Subdivision, as of record in Book 1424, Pages 94-95, Register's Office for Davidson County, Tennessee. Said part of Lot No. 8 fronts 15 feet on the Northerly side of Kermit Drive and extends back 219.8 feet on the Easterly line along the line between Lot Nos. 8 and 9, and 220 feet, more or less, on the Westerly line to a point, said point being the common corner of said Lot Nos. 8 and 9.

Being the same property conveyed by Warranty Deed from Engedi Real Estate, GP, a Tennessee General Partnership to Rebecca Lovell, unmarried, as recorded on the 14th day of June, 2019 in Instrument No. 20190614-0057452; Warranty Deed from Clifton E. Kerr and Cathy Kerr, husband and wife to EnGedi

Real Estate, GP, a Tennessee General Partnership, as recorded on the 16th day of July, 2018 in Instrument No. 20180716-0068870; and General Warranty Deed from Donald L. Schmidt and Geneva M. Schmidt Joint Revocable Living Trust Agreement, Judith Gayle Osteen, Trustee to Clifton E. Kerr, as recorded on the 20th day of January, 2011 in Instrument No. 20110120-0005723, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 1212 Kermit Drive Nashville, TN 37217.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 9th day of September 2019.

Rebecca Lovell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Rebecca Lovell, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 9th day of September, 2019.

Notary Public

My Commission Expires:

WILLIAM T CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 09, 2022