Box 14
G31469-4

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 295413 DEEDQC
10/03/2019 10:37:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20191003-0101174

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0- .

Affiant

Subscribed and sworn to before me, this the 1st day of October, 2019.

Notary Public

My commission expires: 1/17/21

(AFFIX SEAL)

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Lars G. Lindeberg, Joshua Jared Bowers & Nibal Lindeberg Bowers	**Lars G. Lindeberg, etal**	**131-03-0-016.00**
1806 Warfield Drive	**444 Elmington Ave., Apt 302**	
Nashville, TN 37215	**Nashville, TN 37205**	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Lars G. Lindeberg, Trustee of The Lars G. Lindeberg Living Trust, established by the Revocable Trust Agreement of Lars G. Lindeberg, U/A/D September 1, 2009, as amended

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Lars G. Lindeberg, a widower, as to an 40% undivided interest, (the "Individual Interest"), and Joshua Jared Bowers and Nibal Lindeberg Bowers, husband and wife, as to an 60% undivided interest, (the "Entireties Interest"), with the Individual Interest, and Entireties Interest, as they relate to each other, being held as joint tenants with rights of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in the Seventh, (formerly the Eleventh) Civil District of Davidson County, Tennessee, being part of Lot Nos. 5 and 6, on the Plan of the Subdivision of Phoebe Nicholson Heirs Property, as of record in Minute Book "J", Page 293, Chancery Court for Davidson County, Tennessee, and being Lot No. 8 in the George T. Hicks unrecorded Subdivision, and described according to a survey made by Clyde D. Anderson, Surveyor, September 1, 1952, as follows:

BEGINNING on the northerly margin of Warfield Drive at the southeast corner of the property conveyed to John B. McKinney and wife, by Deed from Donald L. Proctor and wife, as of record in Book 3221, Page 293, Register's Office for Davidson County, Tennessee; thence with said McKinney's eastern boundary line, northerly 215 feet; thence eastwardly 67 feet to the corner of Lots Nos. 5 and 9; thence with the line between said Lots Nos. 5 and 9 southwardly 215 feet to the northerly margin of Warfield Drive; thence with the said drive westwardly, 67 feet to the beginning.

BEING the same property conveyed to Wafa Lindeberg and husband, Lars G. Lindeberg by Deed dated September 26, 1995, from Timothy W. Holmes and wife, Ginger P. Holmes of record in Book 9807, Page 399, said Register's Office for Davidson County, Tennessee. Wafa Lindeberg died on July 23, 2009, vesting title in Lars G. Lindeberg, as surviving tenant by the entirety. Lars G. Lindeberg conveyed all of his right title and interest in said property to Lars G. Lindeberg, Trustee of The Lars G. Lindeberg Living Trust, established by the Revocable Trust Agreement of Lars G. Lindeberg, U/A/D September 1, 2009, as amended by Warranty Deed of record in Instrument No. 20090904-0083557, and being part of the same property as corrected by Correction of Warranty Deed of record in Instrument No. 20091007-0093440, said Register's Office for Davidson County, Tennessee.

This is improved property, known as 1806 Warfield Drive, Nashville, TN 37315

Witness my hand(s) this 1st day of October, 2019.

Lars G Lindeberg TRUSTEE

Lars G. Lindeberg, Trustee of The Lars G. Lindeberg Living Trust, established by the Revocable Trust Agreement of Lars G. Lindeberg, U/A/D September 1, 2009, as amended

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 Lars G. Lindeberg, Trustee, the 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 and official seal at Nashville, Tennessee, this **1st** day of **October, 2019.**

Notary Public

My Commission Expires: 1/17/21

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY