THIS INSTRUMENT PREPARED BY:

Jeffrey Mobley, atty.
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

Karen Johnson Davidson County
Batch# 305866 DEEDQC
10/24/2019 02:08:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20191024-0109222

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--.

Affiant

Subscribed and sworn to before me, this 24th day of October, 2019.

Notary Public

My Commission Expires:

LINDSAY HAMADA NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-07-2020

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Kimberly C. Crafton, Trustee 4423 Iroquois Avenue Nashville, Tennessee 37205	SAME	130 02 0 163.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Kimberly C. Crafton**, hereinafter called the Grantor, hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached

hereto and incorporated herein by reference to **Kimberly C. Crafton, Trustee of The Kimberly C. Crafton Living Trust dated February 15, 2019**, and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 24th day of October, 2019.

Kimberly C. Crafton

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 Kimberly C. Crafton, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 24th day of October, 2019.

My Commission Expires:

LINDSAY HAMADA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-07-2020

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being the easterly part of Lot No. 2 and the westerly part of Lot No. 3 on the Map of the Subdivision of Lots No. 11, 3, 46, part of 10, 44-B, and 47, Belle Meade Plan No. 2, of record in Book 421, page 55, Register's Office for said County, part of Lot 47 on the Map of Belle Meade Subdivision No. 2, of record in Book 421, page 51, and described according to a copy of a survey thereof made February 21, 1948, by John M. Sullivan, County Surveyor, as follows:

Beginning at a point in the southerly margin of Iroquois Avenue 200 feet east of the easterly margin of Belle Meade Boulevard, said point being 36.84 feet more or less east of the line between Lots No. 1 and 2; thence South 4° 01' East 218 feet more or less to a point which is 185 feet east of the easterly margin of Belle Meade Boulevard; thence easterly 183.79 feet (erroneously called for in deeds as being 200 feet) to a point which is 100 feet west of an old iron pipe; thence North 0° 15' East 218 feet to the south margin of Iroquois Avenue; thence with the margin of same, westerly 200 feet to the beginning.

Being the same property conveyed to James A. Crafton and wife, Kimberly Crafton, by deed from Clay W. Huddleston, an unmarried person, of record in Book 9521, page 254, Register's Office for Davidson County, Tennessee.

Kimberly C. Crafton and Kimberly Crafton are one and the same person.

James A. Crafton died on February 15, 2019.

This conveyance is subject to the Sanitary Sewer easement conveyed to the City of Belle Meade, of record in Book 5787, page 253, Register's Office for Davidson County, Tennessee.

This is improved property known as 4423 Iroquois Avenue, Nashville, Tennessee 37205.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lindsay Hamada, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

