Karen Johnson Davidson County
Batch# 309242 DEEDQC
10/31/2019 12:30:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20191031-0112071

This Instrument Prepared By:
NEAL & HARWELL, PLC
1201 Demonbreun Street, Suite 1000
Nashville, Tennessee 37203
(615) 244-1713

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Paul Timothy Kyne, Trustee 4316 Westlawn Drive Nashville, TN 37209	Paul Timothy Kyne, Trustee 4316 Westlawn Drive Nashville, TN 37209	103-08-0-082.00

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, Paul T. Kyne, unmarried, as GRANTOR, has bargained and sold, and by these presents does quitclaim, transfer and convey that certain real property located in Davidson County, Tennessee, as more particularly described on **Exhibit A** attached hereto, to Paul Timothy Kyne, Trustee of the Tim Kyne Revocable Trust dated 10/22, 2019 as GRANTEE.

BEING the same property conveyed to Paul T. Kyne, unmarried, by Warranty Deed dated May 6, 2016, and of record as Instrument No. 20160509-0045627, Register's Office for Davidson County, Tennessee.

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

Witness the execution of this Deed by the undersigned as of this the 22 day of Oct., 2019.

GRANTOR:

Paul T. Kyne

{Legal/41147/20265/02236864.DOCX }

STATE OF TN)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Paul T. Kyne, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, TN, this the 22nd day of Oct, 2019.

Notary Public

My Commission Expires: 7.9.22

EMILY GUYTON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 9, 2022

STATE OF TN)
COUNTY OF Davidson)

The actual consideration for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this 22nd day of Oct., 2019.

Notary Public

My Commission Expires: 7.9.22

EMILY GUYTON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 9, 2022

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES HEREIN AND NO EXAMINATION OF THE PUBLIC RECORDS IN THE OFFICE OF THE REGISTER OF DEEDS HAS BEEN MADE BY THE PREPARER OF THIS INSTRUMENT TO DETERMINE OWNERSHIP OR STATUS OF TITLE.

EXHIBIT A

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 18 on the Map of C. H. Tritschler's Subdivision of Lots Nos. 347 and 348, and part of Lot No. 349, of Richland Realty Company's West Lawn Subdivision, of record in Book 843, page 51, Register's Office for said County.

Said Lot No. 18 fronts 50 feet on the north side of West Lawn Drive and runs back between parallel lines along the easterly margin of a 25 foot street 140 feet to a dead line in the rear.

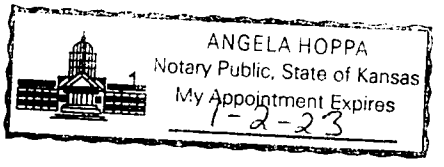
CERTIFICATE OF AUTHENTICITY

I, Danny O'Connor, do hereby make an 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.

Danny O'Connor, Paralegal

STATE OF KANSAS)
) ss.
COUNTY OF JOHNSON)

Personally appeared before me, Angela Hoppa, a notary public for this county and state, Danny O'Connor, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.



Angela Hoppa

Angela Hoppa, Notary Public

My Commission Expires: 1-2-2023