Prepared By:
Fred Denson
1550 N Mount Juliet RD
Mount Juliet, TN 3712

Karen Johnson Davidson County
Batch# 330535 DEEDQC
12/16/2019 02:50:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20191216-0129605

QUITCLAIM DEED

On December 9th, 2019, THE GRANTOR, Irene C. Edison, an unmarried individual residing at 4546 S Trace Boulevard, Old Hickory, TN 37138, does enter into this agreement.

The Grantor, for and in consideration of the sum of $10 (ten dollars) and/or other good and valuable consideration, conveys, releases, and quitclaims to the following GRANTEE, property described by this Deed:

Irene C. Edison, Trustee, for the Revocable Living Trust of Irene C. Edison. The Grantee address, and the address for future tax statements, is 4546 S Trace Boulevard, Old Hickory, TN 37138.

The Grantor quitclaims the following described real estate, situated at the following address:

4546 S Trace Boulevard, Old Hickory, TN 37138

The property being quitclaimed has the following legal description:

Land in Davidson County, Tennessee and being known and designated as all of Unit No 4546 as shown on the site plan of Southfork Condominiums, Phase One, of record in Book 6783, Page 865, in the Register's Office for Davidson County, Tennessee, said site plan being Exhibit "C" to the Master Deed for Southfork Condominiums, of record in book 6783, Page 839 and also of record in Plat Book 6250, Page 386 and Plat Book 6900, Page 132, in the Register's Office for Davidson County, Tennessee, and as said Unit is described in said Master Deed, together with an undivided interest in the common elements appurtenant to said Unit as set forth in said Master Deed.

Being the same property conveyed to Irene C. Edison by Warranty Deed from Jeffrey S. Wilson and Bridgette R. Wilson, husband and wife, filed for record on August 01, 2019 and instrument number 20190801-0076101, said Register's Office

This conveyance is subject to restrictions and easements of record, and taxes for the year 2019, and subsequent years.

TITLE TO THE ABOVE-DESCRIBED PROPERTY HAS BEEN NEITHER EXAMINED NOR APPROVED BY FRED R. DENSON, ATTORNEY.

The property being quitclaimed has the following tax parcel number:

064090A02500CO

The Grantor does hereby convey, release, and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee, and to the Grantee heirs and assigns forever, so that neither Grantor nor Grantor's heirs, legal representatives or assigns shall have, claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

GRANTOR SIGNATURES:

Irene C Edison

Irene C. Edison
4546 S Trace Boulevard
Old Hickory, TN 37138

12-9-19
Date

STATE OF Tennessee, COUNTY OF Wilson:

On this 9th day of December, 2019, before me, personally appeared Irene C. Edison known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same as for the purposes therein contained.

In witness whereof I hereunto set my hand and official seal.

Fred R. Denson
Notary Public



My commission expires: 4-4-2023

CERTIFICATE OF RESIDENCE

I, Irene C. Edison, Trustee for the Living Trust of Irene C. Edison, do hereby certify that my precise residential address for annual real estate tax statements is the following address:

4546 S Trace Boulevard, Old Hickory, TN 37138

Irene C. Edison

Irene C. Edison, Trustee for The Living Trust of Irene C. Edison, signature

12-9-19

Date

201912160129605

Certificate of Authenticity

I, Fred R Denson, 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.

Fred R Denson

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Emily Myers, a notary public for this county and state, Fred R. Denson who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Emily Myers

Notary's Signature

My Commission Expires: October 2, 2023

Notary's Seal (If on paper)

