THIS INSTRUMENT PREPARED BY:
TREADWAY LEGAL
729 Chestnut Street, 2nd Floor – Suite A
Chattanooga, Tennessee 37402



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $0.00 (zero dollars).

Freddie C Pentecost
AFFIANT

Subscribed and sworn to before me this 15th day of January 2020.

Gregg S Treadway
NOTARY
My Commission Expires: May 8, 2023

QUIT CLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Nos.
Fred C. Pentecost & Nelda H. Pentecost Revocable Living Trust Dated January 15, 2020 C/O Fred and Nelda Pentecost 7544 Ridgewood Road Goodlettsville, TN 37072	Fred and Nelda Pentecost 7544 Ridgewood Road Goodlettsville, TN 37072	016-00-0-002.00

Karen Johnson Davidson County
Batch# 347749 DEEDQC
01/23/2020 12:47:06 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200123-0008496

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, Freddie C. Pentecost and his wife, Nelda H. Pentecost, the Grantors herein, have this day bargained and sold and do hereby transfer and convey unto The Fred C. Pentecost and Nelda H. Pentecost Revocable Living Trust Dated January 15, 2020, certain real estate in Davidson County, Tennessee described as follows, to wit:

Land in the 10th Civil District of Davidson County, Tennessee, described according to a survey made by C. J. Carney, Surveyor, December 6, 1961, as follows:

BEGINNING in the center of Cotton Patch Road at the southwest corner of the property conveyed to Joseph Edward Carney and wife, by deed from George Hunter Paradise and wife, of record in Book 2994, Page 299, Register's Office for said County; thence with the center of said Road, south 24° east 100 feet and south 16 ° 20'east 100 feet; thence leaving said Road, north 81 ° east 210 feet; thence north 20 ° west 220 feet to the southerly line of said Carney property; thence with said line, south 75 ° 15' west 210 feet to the beginning.

Being the same property conveyed to Freddie C. Pentecost and wife, Nelda H. Pentecost from Ellis C. Sparkman and wife, Willie B. Sparkman, by warranty deed dated February 8, 1968 and recorded on February 9, 1968 in Book 4210, Page 821, in the Register's Office for Davidson County, Tennessee.

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

This is improved property known as 7544 Ridgewood Road, Goodlettsville, TN 37072.

Witness my hand this 15th day of January 2020, the bargaining party, having caused my name to be signed hereto on said day and date.

Freddie C Pentecost

Freddie C. Pentecost

Nelda H Pentecost

Nelda H. Pentecost

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gregg S. Treadway, a Notary Public in and for said County and State, Freddie C. Pentecost, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, TN, this the 15th day of January 2020.

Notary

My Commission Expires: May 8, 2023

GREGG S. TREADWAY STATE OF TENNESSEE NOTARY PUBLIC HAMILTON COUNTY My Commission Expires 05-08-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gregg S. Treadway, a Notary Public in and for said County and State, Nelda H. Pentecost, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, TN, this the 15th day of January 2020.

Notary

My Commission Expires: May 8, 2023

GREGG S. TREADWAY STATE OF TENNESSEE NOTARY PUBLIC HAMILTON COUNTY My Commission Expires 05-08-2023

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.