Prepared by:
Rudy, Paulus & Carney, PLLC
2012 21st Avenue South
Nashville, TN 37212
615-383-2903

Karen Johnson Davidson County
Batch# 350298 DEEDQC
01/29/2020 02:42:00 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200129-0010720

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Affiant

Subscribed and sworn before me this 24 day of January, 2020.

Notary Public

My Commission Expires: 08/03/2023

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
J.C.A. Trust, dated 10/11/19 **933 Forest Acres Court** **Nashville, TN 37220**	**Same**	**16001000200**

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged

John W. Adams and Colette Adams, husband and wife (the "Grantors"),

have bargained and sold, and by these presents do transfer and convey unto the said

John W. Adams and Colette Adams, Trustees of the J.C.A. Trust, dated October 11, 2019 (the "Grantee"),

its successors and assigns, all of their right title and interest in and to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT(S) 7, AS SHOWN ON THE MAP ENTITLED RE-SUBDIVISION OF LOTS 6 & 7, FOREST ACRES, SECTION IV, OF RECORD IN INSTRUMENT NO. 20130108-0002253, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JOHN W. ADAMS AND COLETTE ADAMS, HUSBAND AND WIFE, BY WARRANTY DEED FROM LOUISE M. TAYLOR, TRUSTEE OF THE FOREST ACRES TRUST U/A/D MARCH 9, 2016, OF RECORD IN INSTRUMENT NO. 20170808-0081170, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: **933 Forest Acres Court, Nashville, TN 37220.**

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 24 day of January, 2020.

John W. Adams

Colette Adams

Colette Adams

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN W. ADAMS, the within named 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, this the 24 day of JANUARY, 2020.

Notary Public

My Commission Expires:

CONSTANCE L ERICKSON STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY MY COMMISSION EXPIRES 6-23-2021

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, COLETTE ADAMS, 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, this the 24 day of January, 2020.

Notary Public

My Commission Expires:

CONSTANCE L ERICKSON STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY MY COMMISSION EXPIRES 6-23-2021