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Karen Johnson Davidson County
Batch# 350479 **DEEDQC**
01/30/2020 08:55:16 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200130-0010960

**After Recording, Return and**
**Mail Tax Statements To:** New Owners:
Benjamin M. Nye and Kelly E. Nye, as co-Trustees
2900 Snowden Rd.
Nashville, TN 37204

# QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, BENJAMIN NYE and KELLY NYE, husband and wife, the GRANTORS,

Whose mailing address is 2900 Snowden Rd., Nashville, TN 37204;

hereby convey and quitclaim to

BENJAMIN M. NYE and KELLY E. NYE, as co-Trustees of THE NYE LIVING TRUST, U/A dated January 29, 2020, the GRANTEE,

Whose mailing address is 2900 Snowden Rd., Nashville, TN 37204;

and to Grantee's successors and assigns, all of THE FOLLOWING described real property located in the County of Davidson, State of **Tennessee**:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

More commonly known as 2900 Snowden Rd., Nashville, TN 37204.

Assessor's Parcel Number: 118-09-0-155.00

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 29th day of January, 2020.

**BENJAMIN NYE**

**KELLY NYE**

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, BENJAMIN NYE and KELLY NYE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office,

This 29th day of January, 2020.

NOTARY PUBLIC

JULIA M. WOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires March 23, 2021

My commission expires: 3/23/2021

STATE OF TENNESSEE
COUNT OF WILLIAMSON

The actual consideration for this transfer is $ -0-.

AFFIANT

Subscribed and sworn to before me, this 29th day of January, ~~2019.~~ 2020

NOTARY PUBLIC

My commission expires: 3/23/2021

JULIA M. WOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires March 23, 2021

# EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 44 on the Plan of Map of Sutton Hill Section of Marengo Park of record in Plat Book 974, Page 67, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to BENJAMIN NYE AND KELLY NYE, HUSBAND AND WIFE by Warranty Deed from Barbara G. Logan and Fielding L. Logan, III, wife and husband, of record in Instrument 20190401-0029324 Register's Office for Davidson County, Tennessee, dated March 27, 2019 and recorded on April 1, 2019.

This is improved property believed to be 2900 Snowden Road, Nashville, TN 37204.

TAX PARCEL NUMBER: 118-09-0-155.00