Karen Johnson Davidson County
Batch# 354277 DEEDQC
02/06/2020 09:08:02 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200206-0013823

This Instrument Was Prepared By:
Gail Smith Bradford, Esq.
730 Old Hickory Blvd
Building Two, Ste 150
Brentwood, Tennessee 37027

QUITCLAIM DEED

ADDRESS OF NEW OWNERS	SEND TAX BILLS TO	MAP / PARCEL NO.
Sir Tennessee Community Property Trust Fund B and Survivor's Trust Gloria Sir, Trustee 101 Westhampton Place Nashville, Tennessee 37205	SAME	Map 116-7 Parcel 98

For Ten Dollars ($10.00) cash in hand and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **GLORIA SIR, Trustee of the SIR TENNESSEE COMMUNITY PROPERTY TRUST under Agreement dated September 10, 2016** (the "Grantor"), by these presents, and for the purpose of fulfilling the provisions of said Trust Agreement, do quitclaim and convey to:

GLORIA SIR, as Trustee of the **SIR TENNESSEE COMMUNITY PROPERTY TRUST - FUND B,** a one-half (1/2) undivided interest,

and to

GLORIA SIR, as Trustee of the **SIR TENNESSEE COMMUNITY PROPERTY TRUST – SURVIVOR'S TRUST**, a one-half (1/2) undivided interest

and their respective successors and assigns, in a certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to wit:

BEING Lot No. 9 of Westhampton Place, as of record in Book 3700, pages 95 and 96, Register's Office for said County.

Said Lot No. 9 fronts 209.10 feet on the northerly side of Westhampton Place and extends back 275.3 feet on the westerly line and 375.38 feet on the easterly line to a dead line, measuring 125.0 feet thereon.

Being the same property conveyed to Grantor by Deed of record as Instrument 20160922-0100031, Register's Office for Davidson County, Tennessee.

This is improved property, known as 101 Westhampton Place, Nashville, Tennessee 37205.

Manuel Sir died on May 30, 2019 and, by the terms of the Trust Agreement, Gloria Sir serves alone as sole Trustee of the Sir Tennessee Community Property Trust.

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantor this the 3rd day of February, 2020.

Gloria Sir, Trustee

GLORIA SIR, Trustee

SIR TENNESSEE COMMUNITY PROPERTY TRUST under Agreement dated September 10, 2016

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared **GLORIA SIR, Trustee,** to me known to be the person described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed by her for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 3rd day of February, 2020.

Notary Public

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 8, 2021

My Commission Expires: March 8, 2021

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $ -0-.

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 8, 2021

Notary Public, My Comm Expires 3/8/2021

Gloria Sir, Trustee, Affiant

Gloria Sir, Trustee, Affiant