Karen Johnson Davidson County
Batch# 368187 DEEDQC
03/05/2020 02:58:37 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200305-0025090

THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE) COUNTY OF DAVIDSON)
MUSIC CITY ESTATE LAW 1650 MURFREESBORO ROAD SUITE 208 FRANKLIN, TN 37067 (615) 628-7775 JUST[illegible] GILBERT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON My Comm. Expires July 11, 2021	The actual consideration for this transfer is $10.00. This is a transfer to a revocable trust. Jenny M. Matthai Affiant Subscribed and sworn to before me, this 22nd day of February 2020. Just Gilbert Notary public My commission Expires: 7/11/2021

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
JoAnn Matthai 7235 Althorp Way, #T-2 Nashville, TN 37211	JoAnn Matthai 571 Watsonwood Drive Nashville, TN 37211	Part of 173-62

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, JoAnn Matthai, by Jenny Marie Matthai, her attorney-in-fact, does hereby quitclaim, transfer and convey unto Jenny Marie Matthai, Trustee of the JoAnn Matthai Irrevocable Trust dated February 22, 2020, all of her right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. T-2 as shown on Exhibit B2 & B6 to the Supplemental Declaration of Charter, Easements, Covenants and Restrictions fo the Residential Neighborhood of Lenox Village, a Traditional Neighborhood Development, Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Section Two, the Town Center Homes) of record as Instrument No. 20050324-0032209, in the Register's Office for Davidson County, Tennessee. Also being a part of the same property shown on the Plan of Section 2, The Town Center Homes at Lenox Village, of record as Instrument No. 20050322-0031182 in said Register's Office.

Being the same property conveyed to JoAnn Matthai, an unmarried woman, from Regent Homes, LLC, a Tennessee Limited Liability Company, by Warranty Deed dated August 9, 2005, and recorded on August 11, 2005, as Document No. 20050811-0095331, Registers Office for Davidson County, Tennessee.

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

Property Address: 7235 Althorp Way, #T-2, Nashville, Tennessee 37211

Witness my hand this 22nd day of February 2020.

JoAnn Matthai by Jenny Marie Matthai, her attorney in fact

JoAnn Matthai, by Jenny Marie Matthai, her attorney in fact, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Justin Gilbert, Notary Public, Jenny Marie Matthai, 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, at office, this day, February 22, 2020.

[Seal]

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires July 11, 2021

Justin Gilbert

Justin Gilbert, Notary Public
My commission expires: July 11, 2021