Karen Johnson Davidson County
Batch# 373163 DEEDQC
03/17/2020 08:47:07 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200317-0029188

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

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Matthew S. Brackett and Chelsea N. Brackett 650 Vanderhorst Drive Nashville, TN 37207	Matthew S. Brackett and Chelsea N. Brackett 650 Vanderhorst Drive Nashville, TN 37207	059-15-145.00

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, Chelsea N. Brackett, who took title as Chelsea Karle, and Matthew Brackett, do hereby quitclaim, transfer and convey unto Matthew S. Brackett and Chelsea N. Brackett, Trustees of the Matthew and Chelsea Brackett Living Trust dated March 11, 2020, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described on Exhibit "A" attached hereto.

Being the same property conveyed to Chelsea Karle and Matthew Brackett, both unmarried as joint tenants with rights of survivorship, from Chelsea Karle, unmarried woman, by Quitclaim Deed dated July 31, 2017, and recorded on August 15, 2017, as Document No. 20180815-0083475, 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: 650 Vanderhorst Drive, Nashville, Tennessee 37207

Witness my hand this 11th day of March 2020.

Chelsea N. Brackett, Grantor

Matthew Brackett, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Justin Gilbert, Notary Public, Chelsea N. Brackett and Matthew Brackett, 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 day, March 11, 2020.

[Seal]

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

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

EXHIBIT "A"
LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 233 on the Plan of Haynes Manor, Section II, as of record in Book 3700, Page 88, said Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the Northwesterly margin of Vanderhorst Drive, the common corner of Lots Nos. 232 and 233; thence with the line between said Lots, Northwestwardly 95.5 feet to a concrete monument at the common rear corner of Lots Nos. 232, 233 and 234; thence with the line between Lots Nos. 233 and 234, Northeasterly 84.2 feet to a point in the Southwesterly margin of Cravath Drive; thence with said margin of said Drive, Southeastwardly 123.59 feet to a concrete monument at the beginning of a curve to the right having a radius of 25.0 feet; thence around said curve, Southwestwardly 41.79 feet to a concrete monument in the Northwesterly margin of Vanderhorst Drive; thence with the margin of same, Southwestwardly 83.7 feet to the point of beginning.