Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

19-1397

Karen Johnson Davidson County
Batch# 384797 DEEDQC
04/13/2020 12:58:11 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20200413-0038320

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Michael Yarbrough and Sheila H. Yarbrough, husband and wife, hereinafter called the Grantor, does hereby quitclaim unto Michael J. Yarbrough and Sheila H. Yarbrough, Trustees under the Yarbrough Revocable Trust dated May 19, 2016, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Tract No.1:

Land in Davidson County, Tennessee, being Lot No. 15 on the revised plat of Lots 10 to 19, inclusive of Block No. 7 in Fairfax Place, as of record in Book 547, page 133, Register's Office for said County. Said Lot No. 15 fronts 78 Feet on the northerly side of Blair Boulevard and runs back 243.2 feet on the westerly line and 279.8 feet on the easterly line to a dead line and measures 85.5 feet thereon.

Tract No. 2:
Land in Davidson County, Tennessee, being the Westerly 12 feet of Lot No. 14 on the Map of Fairfax Place, of record in Book 547, pages 133, 137 and 138, Register's Office for Davidson County, Tennessee.

Being the same property conveyed Michael J. Yarbrough and Sheila H. Yarbrough, Trustees under the Yarbrough Revocable Trust dated May 19, 2016, by deed from Michael Yarbrough and Sheila Yarbrough, husband and wife, dated August 9, 2016, of record in Inst. No. 20160817-0085948, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael Yarbrough and Sheila H. Yarbrough, husband and wife, by Quitclaim Deed from Michael J. Yarbrough and Sheila H. Yarbrough, Trustees under the Yarbrough Revocable Trust dated May 19, 2016,dated November 7th, 2019 of record in Instrument No. 20191115-0118167,Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

The interest of this Quitclaim Deed is to vest title interest in said property solely into Michael J. Yarbrough and Sheila H. Yarbrough, Trustees under the Yarbrough Revocable Trust dated May 19, 2016

This is improved property, known as: 2810 Blair Boulevard, Nashville, TN 37212

WITNESS THE EXECUTION HEREOF this 9 day of April, 2020.

Michael J. Yarbrough

Shelia H. Yarbrough

State of TENNESSEE)
County of DAVIDSON)

On this 9th day of April, 2020, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Michael J. Yarbrough and Shelia H. Yarbrough, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

ANGELA L. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

My Commission Expires: 3/8/22

State of TENNESSEE)
County of DAVIDSON)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $0.00.

Affiant

Sworn and subscribed before me on this the 9th day of April, 2020.

Notary Public

ANGELA L. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

My Commission Expires: 3/8/22

NEW OWNER:
Yarbrough Revocable Trust
2810 Blair Boulevard
Nashville, TN 37212

RESPONSIBLE FOR TAX PAYMENT:
NEW OWNER

TAX MAP-PARCEL #:
104-10-0-224.00