Karen Johnson Davidson County
Batch# 413406 DEEDQC
06/11/2020 09:36:47 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200611-0059706

This Instrument Was Prepared By:
Casey W. Riggs
201 Fourth Avenue North, Suite 1870
Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for the transfer is $0.00.

Affiant

Subscribed and sworn to before me this 21st day of May, 2020.

Notary Public

My Commission Expires: 5-2-2022

CASEY W. RIGGS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 2, 2022

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP / PARCEL NO.
A. Michael Eller and Barbara C. Eller, Co-Trustees of the A. Michael Eller and Barbara C. Eller Community Property Trust under Agreement dated April 10, 2020 4148 Brandywine Pointe Blvd. Old Hickory, TN 37138	Same	Map: 64-3B Parcel: 037

For $10 cash in hand, the receipt of which is hereby acknowledged, **A. MICHAEL ELLER** and wife, **BARBARA C. ELLER**, the "**Grantor**", do hereby convey, transfer, remise, release, relinquish and quitclaim unto, **A. MICHAEL ELLER AND BARBARA C. ELLER, CO-TRUSTEES OF THE A. MICHAEL ELLER AND BARBARA C. ELLER COMMUNITY PROPERTY TRUST UNDER AGREEMENT DATED APRIL 10, 2020**, the "**Grantee**," all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

SEE EXHIBIT A

The instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantor, this the 21st day of May, 2020.

A. MICHAEL ELLER, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Casey Riggs, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared A. MICHAEL ELLER, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that she, with the authority to do so, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 21st day of May, 2020.

Notary Public

My Commission Expires: 5-2-2022

CASEY W. RIGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 2, 2022

21st IN TESTIMONY WHEREOF, this instrument has been executed by the Grantor, this the 21 day of May, 2020.

Barbara C. Eller

BARABARA C. ELLER, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Casey Riggs, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared BARBARA C. ELLER, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that she, with the authority to do so, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 21st day of May, 2020.

Notary Public

My Commission Expires: 5-2-2022

CASEY W. RIGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 2, 2022

EXHIBIT A

Land in Davidson County, Tennessee, BEING Lot No. 224 on the Final Plat of Phase Three, Section One, Brandywine Pointe, a Planned Unit Development, as of Record in Book 7900, pages 405 and 406, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to A. Michael Eller and wife, Barbara C. Eller, by deed from Barbara C. Eller of record 20200611-0059705, Register's Office for Davidson County, Tennessee.