THIS INSTRUMENT PREPARED BY:
Watkins & McNeilly, PLLC
214 Second Avenue North, Suite 300
Nashville, TN 37201

Karen Johnson Davidson County
Batch# 449112 DEEDQC
08/03/2020 03:26:18 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20200803-0085583

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
John F. K. Flanagan and Carol J. S. Flanagan, Trustees of the John F. K. Flanagan and Carol J. S. Flanagan Revocable Trust 4001 Overbrook Drive Nashville, TN 37204	Same	132-2-36

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $NONE

John F K Flanagan
Affiant

SUBSCRIBED AND SWORN to before me this 31st day of July, 2020.

Adrianne Mullins
Notary Public
My Commission Expires: 1/3/2022

ADRIANNE MULLINS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMMISSION EXPIRES 1-3-2022

FOR AND IN CONSIDERATION of Ten ($10.00) cash in hand paid and other good and valuable consideration, and for the express purpose of funding a trust pursuant to the terms thereof, we, JOHN F. K. FLANAGAN and wife, CAROL J. S. FLANAGAN, by these presents do hereby quitclaim and convey unto JOHN F. K. FLANAGAN and CAROL J. S. FLANAGAN, TRUSTEES OF THE JOHN F. K. FLANAGAN AND CAROL J. S. FLANAGAN REVOCABLE TRUST u/t/a dated July 31, 2020, their successors and assigns, with full power to sell, transfer, convey, mortgage or encumber in any manner whatsoever, all without joinder of any other party, all our right, title and interest in and to that certain tract or parcel of real property located in Davidson County, Tennessee more fully described, as follows:

Land in Davidson County, Tennessee, being Lot No. 8 Brookhaven Estates, a plan of which is of record in Book 1835, pages 49, 50 and 51, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John F. K. Flanagan and wife, Carol J. S. Flanagan, by deed of record in Book 8030, page 120, Register's Office for said County.

This improved property is known as 4001 Overbrook Drive, Nashville, TN.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 31st day of July, 2020.

JOHN F. K. FLANAGAN

CAROL J. S. FLANAGAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN F. K. FLANAGAN and wife, CAROL J. S. FLANAGAN, the bargainors, 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 and official seal at Nashville, Tennessee, this 31st day of July, 2020.

Notary Public

My Commission Expires:

1/3/2022

ADRIANNE MULLINS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMMISSION EXPIRES 1-3-2022