QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 476100 DEEDQC
09/15/2020 12:18:47 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200915-0105166

This Instrument Prepared By:

Lea Johnson
Attorney at Law
Center 615
615 Main Street, M-5
Nashville, TN 37206

NEW OWNER:	SEND TAX BILL TO:	MAP AND PARCEL NO.:
Dawn M. Polizzotti, Trustee The Dawn M. Polizzotti Revocable Living Trust Agreement 1006 Mitchell Road Nashville, TN 37206	Dawn M. Polizzotti, Trustee The Dawn M. Polizzotti Revocable Living Trust Agreement 1006 Mitchell Road Nashville, TN 37206	083-08-0-106.00

This QUITCLAIM DEED, made and entered into this the 31st day of August 2020, and between **Dawn M. Foster** (now known as **Dawn M. Polizzotti**), a single person, hereinafter referred to as Grantor, and **Dawn M. Polizzotti, Trustee, The Dawn M. Polizzotti Revocable Living Trust Agreement Dated** August 31, 2020 hereinafter referred to as Grantee.

WITNESSETH: That, for good and valuable consideration and no monetary consideration, the receipt of all of which is hereby acknowledged, that the Grantor does hereby quitclaim, give, bargain, convey, and transfer unto the Grantee any and all interest in which the Grantor has in the following described real property, situated in the city of Nashville, Davidson County, Tennessee, more particularly described as follows:

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 96 on the Plan of Rosewood Heights, Section III of record in Plat Book 2133, Page 61, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

DERIVATION CLAUSE: Being the same property conveyed to Dawn M. Foster, by Warranty Deed from Ethan Roberts, of record in Instrument No. 20160505-0044830 Register's Office for Davidson County, Tennessee, dated May 4, 2016 and recorded on May 5, 2016.

This is improved property known as: **1006 Mitchell Road, Nashville, Tennessee 37206-1114.**

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

At the request of the Grantor and Grantee, this quitclaim deed has been prepared based upon information and documentation provided by the parties and without conducting a title search or procuring title insurance. Furthermore, this quitclaim deed is not intended as, nor constitutes, an opinion of the title preparer.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 31st day of August, 2020.

Dawn M. Polizzotti

Dawn M. Polizzotti

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

Subscribed and sworn before me this the 31st day of August, 2020.

Affiant

Notary Public

My commission expires:

LEA JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: MARCH 8, 2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Dawn M. Polizzotti, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee this the 31 day of August, 2020.

Notary Public

My commission expires:

LEA JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: MARCH 8, 2021