Prepared by: Bellevue Signature Trust, T. L. LaFever, Trustee
New Owner: Southern Preservation Trust, W. M. Flum, Trustee
Send Tax bills to: P.O. Box 60957 Nashville, TN 37206

After recording return to:
Southern Preservation Trust
PO Box 60957
Nashville, TN 37206

Karen Johnson Davidson County
Batch# 477198 DEEDQC
09/17/2020 08:13:22 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20200917-0106172

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Map 142-04-0B
Parcel 010.00

THIS INDENTURE, made this 30th day of June, 2020, between

Bellevue Signature Trust, T. L. LaFever, Trustee ,

hereinafter referred to as "Grantor", and

Southern Preservation Trust, W. M. Flum, Trustee,

hereinafter referred to as "Grantee" (the words Grantor and Grantee to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH THAT: Grantor, for and in consideration of the sum of one dollar ($1.00) and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, by these presents does hereby remise, convey and forever QUITCLAIM unto said Grantee:

See Exhibit 'A'

[redacted] **the said described premises to Grantee, so that neither Grantor nor any person or persons claiming under Grantor shall at any time, by any means or ways, have, claim or demand any right or title to said premises or appurtenances, or any rights thereof.**

IN WITNESS WHEREOF, Grantor has signed and sealed this deed, the day and year first above written.

Signed, sealed, and delivered in the presence of:

_____ **(Seal)**
Witness

Bellevue Signature Trust, T.L. LaFever, Trustee **(Seal)**
Grantor: Bellevue Signature Trust, T. L. LaFever, Trustee

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named T. L. LaFever, 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, and who further acknowledged that they are the trustee(s) of the Bellevue Signature Trust, dated August 18, 2017 , T. L. LaFever, Trustor, and acknowledged that they are authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand and official seal at Madison, Tennessee, this 1 day of July 2020.

Chad Bryson
Notary Public
My Commission expires: 3-8-2022

CHAD BRYSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

© 1992-2017 Trust Associates – All Rights Reserved (Rev. 11/17) – Form BSH-1514-S

Exhibit 'A'

Legal Description of Property

Being Unit B05, Building "B" on the Plan of Building A, B, and C, Bellevue Office Park Condominium Offices, A Horizontal Property Regime Established by Master Deed of Record in Book 6040, page 701, Together with the undivided percentage interest in the Common Elements Appurtenant to said unit and as set forth in said Master Deed, Reference is hereby made to the Plat of Building A, B, and C, Bellevue Office Park, Condominium Office, as of Record in Book 5800, page 177, for a more complete identification and description of said unit.

Being the same property conveyed to Don Galusha, unmarried, by Deed from U.S. Guest Services, Inc. dated September 25, 2007, and recorded in Instrument No. 20070926-0114938, in the Register's Office in and for Davidson County, Tennessee.

Pursuant to Tenn. Code Ann. S 66-24-121 (a), the legal description is the same as in the previous deed of record.

Being the same property conveyed to Bellevue Signature Trust by Deed from Don Galusha, dated August 25, 2017, and recorded in Instrument No. 20170825-0087559, in the Register's office in and for Davidson County, Tennessee.

Pursuant to Tenn. Code Ann. S 66-24-121 (a), the legal description is the same as in the previous deed of record.

AFFIDAVIT OF VALUE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration (or value, whichever is greater) for this transfer is $ 0.00.

T. L. LaFever as Trustee

AFFIANT – T. L. LaFever as Trustee

STATE OF TENNESSEE

DAVIDSON COUNTY

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named T L LaFever **the bargainers, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purpose therein contained.**

Witness my hand and official seal at Madison **Tennessee, this** 1 **day of** July **, 20**20.

Com. Exp. 3-8-2022 **Notary Public** Chad Bryson

CHAD BRYSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY