Karen Johnson Davidson County
Batch# 503223 DEEDQC
10/29/2020 11:23:09 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20201029-0125852

This Instrument Prepared By:
CAMERON WORLEY, P.C.
112 Westwood Place, Suite 240
Brentwood, Tennessee 37027

Address of New Owner:
Kathryn C. Brown
4410 Truxton Place
Nashville, TN 37205

Send Tax Bills To:
New Owner

Map-Parcel Numbers:
116-4
67 P/O 66

FIDUCIARY QUITCLAIM DEED

Pursuant to the provisions of, and as and for a distribution from, the Smith Family Revocable Trust Under Agreement dated February 24, 2013, and for no other consideration, I, L. GLENN WORLEY, TRUSTEE OF THE SMITH FAMILY REVOCABLE TRUST UNDER AGREEMENT DATED FEBRUARY 24, 2013, the Grantor herein, has bargained and sold and does hereby transfer, quitclaim and convey unto KATHRYN CARELL BROWN, the Grantee herein, her successors and assigns, all right, title and interest in and to certain real estate located in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being part of Lots 7 and 8 on the Revised Plat Resubdivision for Mrs. Claude Waller, of Lots 4, 5, 6, 9, 10, 11, 14 & 15 on the map of Ensworth, as of record in Book 421, page 175, Register's Office for said County, being Tract 'B" as shown on a survey made by E. L. Miller, Jr. and Company, dated November 12, 1964, and described as follows:

Beginning on the westerly margin of Ensworth Avenue at the corner of Tracts "A and B" as shown on said survey; thence with said Avenue south 7° west 223.4 feet to an iron pin; thence north 83° west 130.7 feet to an iron pin; then north 44° 52' west 187.2 feet to an iron pin; thence north 83° 00' west to an iron pin; thence north 33° 20' west 292 feet to an iron pin; thence south 66° 04' east 149.5 feet to an iron pin; thence south 47° 16' east 119.7' to an iron pin; thence south 83° 00' east 418.5' to an iron pin at the point of beginning.

Being the same property conveyed to L. Glenn Worley, Trustee of the Smith Family Revocable Trust Under Agreement dated February 24, 2013, by Warranty Deed from Harris A. Gilbert, Jennifer Lee Gilbert, and Harris Norman Gilbert, Co-Trustees of the Dianne D. Gilbert Testamentary Trust, of record as Instrument No. 20130430-0043015, dated April 29, 2013, Register's Office for Davidson County, Tennessee.

This is improved property known as 245 Ensworth Place, Nashville, Tennessee 37205.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises and/or all instruments of record in the Register's Office of this county affecting this property.

IN WITNESS WHEREOF, the undersigned has hereunto set his hand on this, the 29th day of October, 2020.

SMITH FAMILY REVOCABLE TRUST UNDER AGREEMENT DATED FEBRUARY 24, 2013

By: L. Glenn Worley, Trustee
L. Glenn Worley, Trustee

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, JULIE M. LETURMY, a Notary Public of said state and county aforesaid, personally appeared L. Glenn Worley, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Trustee of the SMITH FAMILY REVOCABLE TRUST UNDER AGREEMENT DATED FEBRUARY 24, 2013, the within named bargainor, and that he, as such Trustee, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, at office in Brentwood, Tennessee, this 29th day of October, 2020.

JULIE M LETURMY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Julie M. Leturmy
NOTARY PUBLIC
My Commission Expires: 7/24/2022

PURSUANT TO T.C.A.§67-4-409(a)(3)(F), THIS DEED EVIDENCES A TRANSFER OF THE SUBJECT PROPERTY BY THE TRUSTEE FROM A REVOCABLE LIVING TRUST TO THE SAME TRANSFEROR OR THE TRANSFEROR'S SPOUSE AND IS EXEMPT FROM TAXATION. PURSUANT TO T.C.A. §67-4-409(a)(5), NO VALUATION OATH IS REQUIRED.