Karen Johnson Davidson County
Batch# 509877 DEEDQC
11/06/2020 01:33:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201106-0130646

PREPARED BY:
SIDWELL & BARRETT, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual consideration is $0.00

AFFIANT

Subscribed and sworn to before me
this 3 day of Nov, 2020.

NOTARY PUBLIC
My Commission Expires: _____

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 3, 2021

ADDRESS OF NEW OWNER:
Samuel Mark Tucker, Trustee
5338 Anchorage Drive
Nashville, TN 37220

SEND TAX BILLS TO:
Owner

Map/Parcel 91-7 96
118-04-181 00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, the receipt thereof which is hereby acknowledged, **Kenneth R. Merritt, Jr., ("Grantor")** hereby conveys all of his right title and interest to the hereinafter described property to **Samuel Mark Tucker, Trustee (and his successors in trust) of the Merritt Revocable Living Trust u/a/d October 27, 2020 ("Grantee")**, his successors and assigns. Said property conveyed herein is described as follows:

Tract I

Land in Davidson County, Tennessee being Lot No. 1017 and 1019 on the Plan of Block 8, Plan No. 2, West Nashville, of record in Plat Book 57, page 172 Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

Being the same property conveyed to Kenneth R. Merritt and wife, Joyce J. Merritt by deed from Pamela G. Butts and Elmer Nicholson of record in Book 7057, page 47 Register's Office for Davidson County, Tennessee. Joyce J. Merritt having since died vesting the property in Kenneth R. Merritt, Jr., the surviving tenant by the entirety.

Tract II

Land in Davidson County, Tennessee being the westerly part of Lot No. 28 on the Plan of Rosedale Subdivision, as of record in Book 547, page 45 Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 50 feet more or less on the easterly side of Kline Avenue and runs back between parallel lines, 155 feet more or less to a dead line.

Being the same property conveyed to Kenneth R. Merritt, Jr., by deed from Douglas S. Hall and wife, Mimi K. Hall of record in Book 6959, page 594 Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

Kenneth R. Merritt, Jr. by Samuel Mark Tucker attorney in fact

Kenneth R. Merritt, Jr.,
By: Samuel Mark Tucker, attorney in fact.

STATE OF TN.)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public of the state and county aforesaid, the within named Samuel Mark Tucker, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who proved himself to be the Attorney in Fact of Kenneth R. Merritt, Jr., the bargainor, and who, being authorized to do so, acknowledged he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 3RD day of NOVEMBER, 2020.

Notary Public

My Commission Expires: _____.

NANCY K. LONG NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 3, 2021

CERTIFICATE OF AUTHENTICITY

I, Donald R. Barrett, Jr., do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

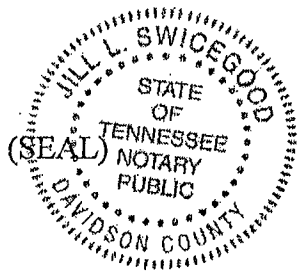
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Donald R. Barrett, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



(SEAL)

Notary Public

My Commission Expires: July 9, 2022