Prepared By and Return to:
Regal Title, LLC
316 W Main St
Murfreesboro, TN 37130

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is $0.00.

Rachel Brown
Affiant

File Number: 20109A

SHANNON GILBERT NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY

Subscribed and sworn to before me, this 19 day of October, 2020.

Shannon Gilbert
Notary Public
My Commission Expires: 8/19/2023

Quit Claim Deed

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Number:
Nancy Ann Miller	Nancy Ann Miller	131-06-0D-515.00-CO
2643 Chatham Court	2643 Chatham Court	
Murfreesboro, TN 37129	Murfreesboro, TN 37129	

THIS INDENTURE, made and entered into as this 19 day of October, 2020, by and between , Jennings Helen Miller, trustee for the Jennings Sunshine Trust dated 1 December 2006, as party or parties of the first part, and Nancy Ann Miller, unmarried, as party or parties of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, all right, title and interest in and to the following described real estate, situated in the City of Nashville, County of Davidson, State of Tennessee and being more particularly described as follows: to-wit:

All that Tract or Parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being Unit 515, of Burton Hills, Village of Belair, Phase I, Condominium, created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6690, Page 70, as amended by Amendments of record in Book 6739, Page 701; Book 6824, Page 298; Book 6890, Page 963; Book 6903, Page 351; Book 6911, Page 827 and in Book 6962, Page 325, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common elements appurtenant to said Unit as set forth in Exhibit C of the said Master Deed. Reference is hereby made to the Plat of Burton Hills, Village of Belair, Phase I, a condominium, as set forth in said Master Deed as amended for a more complete identification and description of such Unit.

Being the same property conveyed to Jennings Sunshine Trust dated 1 December 2006, Jennings Helen Miller, as Trustee by Quitclaim deed from Nancy Ann Miller and Jennings Helen Miller, as joint tenants with rights of survivorship of record in Instrument No. 20080501-0044629 Register's Office for Davidson County, Tennessee, dated April 29, 2008 and recorded on May 01, 2008.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 515 Belair Way, Nashville, TN 37215.

Karen Johnson Davidson County
Batch# 530004 DEEDQC
12/11/2020 09:15:05 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201211-0145250

WITNESS my hand this 19 day of October, 2020.

Jennings Sunshine Trust dated 1 December 2006

Jennings Helen Miller, Trustee

State of GEORGIA
County of DEKALB

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Jennings Helen Miller with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that (s)he executed the within instrument for the purposes therein contained and who further acknowledged that she is the trustee for Jennings Sunshine Trust dated 1 December 2006 and that she is authorized by Jennings Sunshine Trust dated 1 December 2006 to execute this instrument on its behalf.

Witness my hand and official seal at city of DECATUR GA, this 19 day of October, 2020.

Notary Public at Large

My Commission Expires: 06/15/2023

HEATHER POTTER
NOTARY PUBLIC
DEKALB COUNTY, GEORGIA
MY COMMISSION EXPIRES JUNE 15, 2023