This Instrument Prepared by:
BARBARA J. MOSS
Elder Law of Nashville PLC
162 Woodmont Blvd
Nashville, TN 37205

From information furnished by the parties:

Karen Johnson Davidson County
Batch# 542978 DEEDQC
12/29/2020 08:30:08 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20201229-0153824

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION.

Kent Richardson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 15 day of December, 2020.

NOTARY PUBLIC

My Commission Expires 9/2/24

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION.

Martha Richardson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 15 day of December, 2020.

NOTARY PUBLIC

My Commission Expires 9/2/24

MEGAN HENLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MEGAN HENLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

[Exempt from Taxation Pursuant to T.C.A. § 67-4-409(3)(A)(ii)]

QUITCLAIM DEED

ADDRESS OF NEW OWNERS:
Kent and Martha Richardson,
Trustees
318 South 16th Street
Nashville, TN 37206

SEND TAX BILLS TO:
Same

MAP & PARCEL NO.
Map 083-13
Parcel 0W 00100 CO

FOR NO MONETARY CONSIDERATION, We, **Kent and Martha Richardson**, convey to the **Trustees of the Kent and Martha Jane Richardson Revocable Living Trust** dated December 11, 2020, all our right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Unit A, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for 322 South 16th Street Townhomes, a Horizontal Property Regime with Private Elements of record as Instrument No. 20150421-0035275 and amended in instrument No. 20160517-0049281 and being shown on Plat attached thereto as Exhibit "B", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to **Kent Richardson and Martha Richardson** by warranty deed from **Jesse L. Hamilton**, as of record in Instrument No. 20180305-0020449 with the Register's Office of Davidson County, Tennessee.

This improved property known as 318 South 16th Street, Nashville, Tennessee 37206.

Witness our hands this 15 day of December, 2020.

Kent Richardson

Martha Richardson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kent and Martha Richardson,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) I notarized this document remotely by a service where the signatory, the witnesses and notary, all located in Tennessee, could all simultaneously see and hear each other with the signatory verifying his/her identity by personal knowledge or government issued identification, all in compliance with Executive Order No. 52 by Tennessee Governor Bill Lee, dated June 29, 2020.

Witness my hand and official seal, this 15 day of December, 2020.

MEGAN HENLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires 9/2/24