Karen Johnson Davidson County
Batch# 560415 DEEDQC
01/25/2021 02:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210125-0010751

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD VOID THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Cheryl E. Seneff	(NAME) New Owner	119-14-0-171
(STREET ADDRESS) 2905 Selena Drive	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Nashville, TN 37211	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Gregory E. Seneff, Sr., Co-Trustee and Stephen L. Seneff, Successor Trustee of the Vance O. Seneff Living Trust dated December 29, 1997 and Gregory E. Seneff, Sr., Co-Trustee and Stephen L. Seneff, Successor Trustee of the Roberta M. Seneff Living Trust, dated December 29, 1997,** Grantor, does hereby quitclaim and convey unto **Cheryl E. Seneff, married,** the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 4 on the plan of Section Two, Mashburn Heights, of record in Book 1835, Page 93, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Cheryl E. Seneff, as to an undivided one-half (1/2) interest; Vance O. Seneff and Roberta M. Seneff, Trustees, or their successors in trust, under the Vance O. Seneff Living Trust dated December 29, 1997, and any amendments thereto as to an undivided one-fourth (1/4) interest, and Roberta M. Seneff and Vance O. Seneff, Trustees, or their successors in trust, under the Roberta M. Seneff Living Trust dated December 29, 1997, and any amendments, thereto as an undivided one-fourth (1/4) interest by Deed dated September 14, 1998, recorded November 24, 1998, in Book 11219, Page 204, in the Register's Office of Davidson County, Tennessee. The said Vance O. Seneff died September 13, 2007. The said Roberta M. Seneff died March 30, 2008. The said Stephen L. Seneff hereby signs as Successor Trust of the Vance O. Seneff Living Trust dated December 29, 1997 and as Successor Trustee of the Roberta M. Seneff Living Trust dated December 29, 1997.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 22 day of January, 2021

Affiant Carmen Coats

My commission expires: 09-02-2024 (Affix Seal)

Notary Public Emily M. Dudley

Witness my hand this 20 day of January, 2021.

Vance O. Seneff Living Trust dated December 29, 1997
By: Stephen L. Seneff
Stephen L. Seneff, Successor Trustee

Roberta M. Seneff Living Trust dated December 29, 1997
By: Stephen L. Seneff
Stephen L. Seneff, Successor Trustee

EMILY MORGAN DUDLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

Witness my hand this 22 day of January, 2021.

Vance O. Seneff Living Trust dated December 29, 1997
By:
Gregory E. Seneff, Sr., Co-Trustee

Roberta M. Seneff Living Trust dated December 29, 1997
By:
Gregory E. Seneff, Sr., Co-Trustee

STATE OF Kentucky
COUNTY OF Jefferson

On this 20 day of January, 2021, before me personally appeared Stephen L. Seneff, Successor Trustee of the Vance O. Seneff Living Trust dated December 29, 1997 and Successor Trustee of the Roberta M. Seneff Living Trust dated December 29, 1997, to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/free act and deed.

Witness my hand and official seal this 20 day of January, 2021.

Jameson Moore
My Commission Expires:

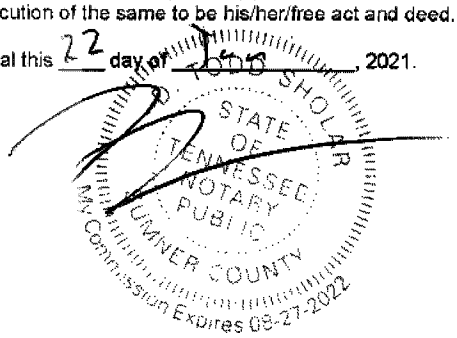
JAMESON G. MOORE
Notary Public
Commonwealth of Kentucky
Commission Number KYNP3684
My Commission Expires Feb 28, 2024

STATE OF TENNESSEE
COUNTY OF Davidson

On this 22 day of Jan, 2021, before me personally appeared Gregory E. Seneff, Sr., Co-Trustee of the Vance O. Seneff Living Trust dated December 29, 1997 and Co-Trustee of the Roberta M. Seneff Living Trust dated December 29, 1997, to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/free act and deed.

Witness my hand and official seal this 22 day of Jan, 2021.

My Commission Expires:



True Copy Certification

I, **Angie Lawless**, 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.

Signature

State of **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

