EXEMPT FROM TRANSFER TAX:

The True and Actual Consideration Paid for this Transfer, Stated in Terms of Dollars, is -0-.

Transfer to Present Owners' Revocable Trust who is the beneficiary of the Trust or back to original owner and is exempt under TCA 67-4-409(a)(3)(F).

No oath of value shall be required in any transaction that is exempt from tax. TCA 67-4-409(a)(5)

Karen Johnson Davidson County
Batch# 564369 **DEEDQC**
01/29/2021 11:22:22 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210129-0013311

Prepared by party to this instrument:
June Gayle Carter
527 Swiss Avenue
Nashville, TN 37211 (615) 579-8191

When recorded, mail this to:
JUNE GAYLE CARTER, TRUSTEE
527 SWISS AVENUE
NASHVILLE, TN 37211

Person responsible for payment of taxes is, and mail tax statements to:
JUNE GAYLE CARTER
527 SWISS AVENUE
NASHVILLE, TN 37211

QUITCLAIM DEED

GRANTOR, JUNE GAYLE CARTER, an unmarried woman, whose mailing address is 527 Swiss Avenue, Nashville, TN 37211, of Davidson County in the State of Tennessee, the undersigned Grantor, for **NO CONSIDERATION**, does hereby remise, release and forever quitclaim to

GRANTEE, JUNE GAYLE CARTER, as TRUSTEE of THE JUNE GAYLE CARTER LIVING TRUST dated January 21st, **20**21, whose mailing address is 527 Swiss Avenue, Nashville, TN 37211,

the following described real property in the County of **DAVIDSON**, State of **TENNESSEE**:

LAND in Davidson County, Tennessee, being Unit No. 27 together with the private elements appurtenant thereto, on the Plan of RoseMonte, Phase 1 (hereinafter referred to as the "Plan"), a Horizontal Property Regime with Private Elements, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, as established by Master Deed and By-Laws of RoseMonte Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20051117-0138877, and First Amendment to Master Deed of RoseMonte Townhomes, of record in Instrument No. 20070517-0059078, Register's Office for Davidson County, Tennessee. Reference is hereby made to the plan of RoseMonte Townhomes, as set out on Exhibit "D" to the Master Deed of RoseMonte Townhomes, of record in Instrument No. 20051117-0138877, for a more complete identification and description of said Unit.

Map-Parcel Numbers: 161150B027.00

The address of such real estate is commonly known as: 527 Swiss Avenue, Nashville, Tennessee

Being the same property conveyed from Cathy Russell to June Gayle Carter by deed dated August 14, 2018, recorded August 16, 2018, Document No. 20180816-0081122, records of Davidson County, and subject to all conditions, covenants, restrictions, reservations, easements, rights, and rights of way of record, if any, to current taxes, and to any other matters of record affecting said property.

Together with all the PRIVILEGES AND APPURTENANCES to the same belonging.

IN WITNESS WHEREOF, Grantor has executed this deed this 21st day of January, 2021.

JUNE GAYLE CARTER

STATE OF TENNESSEE
COUNTY OF Davidson

On this 21st day of January, 2021, before me personally appeared JUNE GAYLE CARTER, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person's/persons' free act and deed.

Seal

TERRY M. BRASFIELD
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Signature of Notary Public

My commission expires: 08/28/2024