QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 567589 DEEDQC
02/03/2021 02:43:18 PM 4 pgs
Fees: $22.00 Taxes: $0.00

20210203-0015824

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF January, 2021.

Notary Public

MY COMMISSION EXPIRES: 1/3/22

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Linda A. Latter	**New Owner**	
(NAME)	(NAME)	**128-14-0-043-00**
8037 Arbor Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **LINDA A. LATTER, TRUSTEE OF THE NETTIE M. LATTER REVOCABLE TRUST DATED SEPTEMBER 18, 2015, AND LINDA A. LATTER, INDIVIDUALLY, AND STEVEN M. LATTER, INDIVIDUALLY,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **LINDA A. LATTER** hereinafter called the Grantee, her heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of The Plan of the Resubdivision of the Lots Nos. 61 and 62 of Harpeth Park, Section Two of record in Plat Book 4060, Page 80, 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 Linda A. Latter and Nettie M. Latter, both unmarried by Warranty deed from Billie Jean Davidson, unmarried of record in Instrument No. 20051004-0119623 Register's Office for Davidson County, Tennessee, dated September 30, 2005 and recorded on October 04, 2005. The said Nettie M. Latter having since died, leaving the said Linda A. Latter and Steven M. Latter as her sole heirs at law per Affidavits of Heirship of record in Instrument No. 20210203-0015822, and in Instrument No. 20210203-0015823, in the Register's Office for Davidson County, Tennessee. The said Linda A. Latter does hereby execute this deed in her capacity of Trustee of the Nettie M. Latter Revocable Trust dated September 18, 2015 to convey any interest she may have as Trustee of said Trust under the unprobated Last Will and Testament of the said Nettie M. Latter.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **8038 Esterbrook Drive, Nashville, Tennessee 37221-1833**.

Witness our hands this the 6th day of January, 2021.

The Nettie M. Latter Revocable Trust dated September 18, 2015

By: Linda A. Latter
Linda A. Latter, Trustee

STATE OF Tennessee)

COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Linda A. Latter, Trustee of the Nettie M. Latter Revocable Trust dated September 18, 2015, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be her free act and deed.

Witness my hand and official seal, this the 6th day of January, 2021.

Notary Public

My Commission Expires: 1/3/22

(SEAL)



Linda A. Latter

STATE OF Tennessee)

COUNTY OF Davidson)

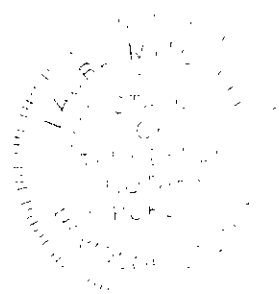
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Linda A. Latter, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 6th day of January, 2021.

Notary Public

My Commission Expires: 1/3/22

(SEAL)



Steven M. Latter

STATE OF Florida)

COUNTY OF Hillsborough

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Steven M. Latter, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14th day of January, 2021.

Notary Public

My Commission Expires:

(SEAL)

CATHERINE SARDONI
MY COMMISSION # GG 346163
EXPIRES: October 18, 2023
Bonded Thru Notary Public Underwriters

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212