This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CWS)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Karen Johnson Davidson County
Batch# 573057 DEEDQC
02/11/2021 09:43:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20210211-0019646

QUITCLAIM DEED

Address New Owners:
Janet A. Cicon, Trustee
Janet A. Cicon Trust
3616 West End Ave. Unit E
Nashville, TN 37205

Send Tax Bills To:
same

Map/Parcel Number:
104 09 0W 114.00 CO

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Janet Cicon (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Janet A. Cicon, Trustee, and her successors in trust, of the Janet A. Cicon Trust dated 02/09/2021 (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee, and any improvements thereon (the "Property"), more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 114 on the Plan of Final Plat of Richland Hall, Section II, of record in Plat at Instrument No. 20160621-0062851, 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 John Cicon and Janet Cicon, husband and wife, by Special Warranty Deed from Mike Ford Custom Builders, LLC, a Tennessee limited liability company, of record at Instrument No. 20171227-0131176 Register's Office for Davidson County, Tennessee. The said John Cicon died on October 25, 2019, and his interest vested in Janet Cicon, his surviving spouse.

The legal description is the same as the previous deed of record.

This is improved property known as 3616 E West End Avenue Nashville, Tennessee 37205.

This Property is being transferred expressly subject to all matters shown on the plan of record, and any and all easements, limitations, restrictions and/or encumbrances of record, that may affect the Property.

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

This document is executed in compliance with, as applicable, Executive Order No. 26 by Tennessee Governor Bill Lee, dated April 9, 2020, Executive Order No. 37 by Tennessee Governor Bill Lee, dated May 12, 2020, Executive Order No. 52 by Tennessee Governor Bill Lee, dated June 29, 2020, Executive Order No. 61 by Tennessee Governor Bill Lee, dated August 28, 2020, Executive Order No. 64 by Tennessee Governor Bill Lee, dated September 29, 2020, Executive Order No. 66 by Tennessee Governor Bill Lee, dated October 28, 2020, and/or Executive Order No. 72 by Tennessee Governor Bill Lee, dated December 22, 2020.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 9th day of February, 2021.

Janet Cicon

Janet Cicon, Grantor

[Grantor Notary Acknowledgement on Next Page]

Quitclaim Deed – 3616 E West End Avenue, Nashville, TN
Grantor Notary Acknowledgement

This document is executed in compliance with, as applicable, Executive Order No. 26 by Tennessee Governor Bill Lee, dated April 9, 2020, Executive Order No. 37 by Tennessee Governor Bill Lee, dated May 12, 2020, Executive Order No. 52 by Tennessee Governor Bill Lee, dated June 29, 2020, Executive Order No. 61 by Tennessee Governor Bill Lee, dated August 28, 2020, Executive Order No. 64 by Tennessee Governor Bill Lee, dated September 29, 2020, Executive Order No. 66 by Tennessee Governor Bill Lee, dated October 28, 2020, and/or Executive Order No. 72 by Tennessee Governor Bill Lee, dated December 22, 2020.

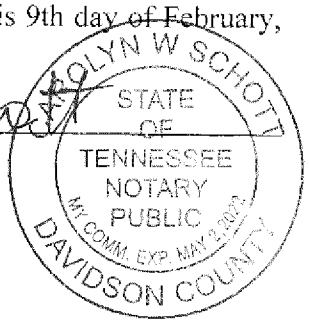
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Janet Cicon, Grantor, 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 seal at office in Nashville, Tennessee, this 9th day of February, 2021.

Notary Public

My Commission Expires: May 2, 2022



[Additional Pages Follow]

Quitclaim Deed – 3616 E West End Avenue, Nashville, TN
Affiant Statement

This document is executed in compliance with, as applicable, Executive Order No. 26 by Tennessee Governor Bill Lee, dated April 9, 2020, Executive Order No. 37 by Tennessee Governor Bill Lee, dated May 12, 2020, Executive Order No. 52 by Tennessee Governor Bill Lee, dated June 29, 2020, Executive Order No. 61 by Tennessee Governor Bill Lee, dated August 28, 2020, Executive Order No. 64 by Tennessee Governor Bill Lee, dated September 29, 2020, Executive Order No. 66 by Tennessee Governor Bill Lee, dated October 28, 2020, and/or Executive Order No. 72 by Tennessee Governor Bill Lee, dated December 22, 2020.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(3)(F).

Janet Cicon

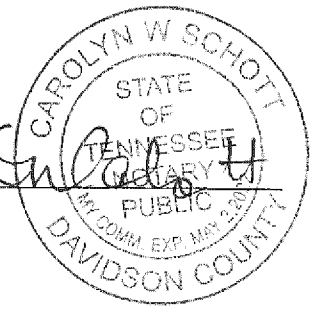
Janet Cicon, Affiant

[Affiant Notary Acknowledgement on Next Page]

Quitclaim Deed – 3616 E West End Avenue, Nashville, TN
Affiant Notary Acknowledgement

This document is executed in compliance with, as applicable, Executive Order No. 26 by Tennessee Governor Bill Lee, dated April 9, 2020, Executive Order No. 37 by Tennessee Governor Bill Lee, dated May 12, 2020, Executive Order No. 52 by Tennessee Governor Bill Lee, dated June 29, 2020, Executive Order No. 61 by Tennessee Governor Bill Lee, dated August 28, 2020, Executive Order No. 64 by Tennessee Governor Bill Lee, dated September 29, 2020, Executive Order No. 66 by Tennessee Governor Bill Lee, dated October 28, 2020, and/or Executive Order No. 72 by Tennessee Governor Bill Lee, dated December 22, 2020.

Subscribed and sworn to before me this 9th day of February, 2021.



Notary Public

My Commission Expires: May 27 2022

CERTIFICATE OF AUTHENTICITY

I, Carolyn W. Schott, 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.

Carolyn W. Schott

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Carolyn W. Schott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 9th day of February, 2021..

Notary Public

My Commission Expires: 9/7/21

BEVERLY SEBASTIAN
STATE OF TENNESSEE NOTARY PUBLIC
My Comm. Exp. Sept. 7, 2021
DAVIDSON COUNTY