Karen Johnson Davidson County
Batch# 603361 DEEDQC
03/31/2021 10:58:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210331-0042217

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. _____ Affiant Subscribed and sworn to before me, this 30th day of March, 2021. Alice M. Bohannon Notary Public My Commission Expires:

ALICE M. BOHANNON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 11-08-2022

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Suzan Hayley Ilic, Trustee 1135 Sewanee Road Nashville, Tennessee 37220	SAME	116 12 0 057.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Suzan Hayley Ilic**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real

property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Suzan Hayley Ilic, Trustee of the Suzan Ilic Living Trust, established by the Revocable Trust Agreement of Suzan Hayley Ilic dated March 30, 2021**, as amended and restated from time to time, and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 30th day of March, 2021.

Suzan Hayley Ilic

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand and seal, at office, this 30th day of March, 2021.

ALICIA M. BOHANNON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

My Commission Expires: _____

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being part of Lot No. 3, Block "F" on the Plan of Woodmont Lane Home Sites, as of record in Book 1130, page 13, Register's Office for said county, and described according to a survey made by Hal R. Swann, Jr., surveyor, May 27, 1948, as follows:

Beginning at a point in the easterly margin of Auburn Lane at the corner of Lots Nos. 2 and 3; thence with the easterly margin of said lane, northwardly 65.1 feet to the beginning of a curve; thence around said curve in a northeasterly direction 24.4 feet to the southerly margin of Woodmont Lane; thence with the same eastwardly 69 feet; thence southwestwardly 134.5 feet to the common corner of Lots Nos. 1, 2 and 3 of Block "F" on said plan; thence with the line between said Lots Nos. 2 and 3, westwardly 145.2 feet to the point of beginning.

Being the same property conveyed to Suzan H. Gibbs from Patricia H. Binkley, of record as Instrument No. 20050701-0076139, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Suzan H. Ilic, a married woman, by deed from Suzan H. Ilic, a married woman who acquired title as Suzan H. Gibbs, an unmarried person, of record as Instrument No. 20190724-0072853, Register's Office for Davidson County, Tennessee.

Suzan Hayley Ilic and Suzan H. Gibbs and Suzan H. Ilic are one and the same person.

This is improved property located at 3800 Auburn Lane, Nashville, Tennessee 37215

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Julia C. Hunt, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

