Karen Johnson Davidson County
Batch# 623386 DEEDQC
04/27/2021 12:00:55 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210427-0055998

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this 25th day of March, 2021.

Notary Public

My commission expires: 7/24/24

LINDSEY BOSWELL NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

**THIS INSTRUMENT WAS PREPARED BY:**
SIGNATURE TITLE SERVICES, LLC
120 DUNBAR CAVE RD., SUITE A
CLARKSVILLE, TN 37043

# QUITCLAIM DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| **Charles R. McConnell, Sr., Trustee** | **NEW OWNER** | **08216007200**<br>**08216007100** |
| **924 Woodland St.** | | |
| **Nashville, TN 37206** | | |

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **Charles McConnell** "GRANTOR", by these presents, does hereby quitclaim and convey unto **Charles R. McConnell, Sr., Trustee of the Revocable *Inter Vivos* Trust,** herein called "GRANTEE", his/her/their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

TRACT 1:
Land in Davidson County, Tennessee, being the westerly 40 feet of Lot No. 10 on M. Vaughn's plan of lots in East Nashville formerly Edgefield, as of record in Book 21, page 143, Register's Office for Davidson County, Tennessee, being the same as the westerly 40 feet of Lot No. 3 on the plan of the subdivision of Lot No. 15, in Greenwood Payne Addition to Edgefield, now East Nashville, as of record in Book 21, page 103, Register's Office for said County.

TRACT 2:
Land in Davidson County, Tennessee, being Lot No. 9 on the Map of Vaughn's subdivision, as of record in Plat Book 21, page 143, Register's Office for said County, also being known as a part of a lot of the Subdivision of Lot 15 of Payne's Addition, as of record in Book 21, page 103, Register's Office for Davidson County, Tennessee, and also being known as part of Lot No. 13 of R.W. Brown's Addition, as of record in Book 21, page 68, said Register's Office. Said lot fronts 50 feet on the southerly side of Woodland Street and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Charles McConnell by Quitclaim Deed from Paul Gerald McConnell dated October 17, 2018, of record in Instrument No. 20181101-0108222, Register's Office for Davidson County, Tennessee.

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This is improved property commonly known as 922 & 924 Woodland St., Nashville, TN 37206

WITNESS my/our hands this 25th day of March, 2021.

**Charles McConnell**

STATE OF TN

COUNTY OF Sumner

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, the within named **Charles McConnell**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 25th day of March, 2021.

NOTARY PUBLIC

LINDSEY BOSWELL
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires: 7/24/24