THIS INSTRUMENT PREPARED BY:

J. KASEY TALBOTT, Attorney at Law
Gateway Title Services, LLC
Suite 102 Stone Gate Corporate Center
1639 Medical Center Parkway
Murfreesboro, TN 37129

NAME AND ADDRESS OF NEW OWNERS:

Christopher William Noll
2445 Broadview Drive
Nashville, TN 37217

SEND TAX BILLS TO: SAME

Karen Johnson Davidson County
Batch# 623416 DEEDQC
04/27/2021 12:29:26 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210427-0056034

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND J. KASEY TALBOTT, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL. WHEN EXECUTED THIS DOCUMENT SHOULD BE PROMPTLY RECORDED IN THE REGISTER OF DEEDS OFFICE IN THE COUNTY WHERE THE PROPERTY IS LOCIATED.

QUITCLAIM DEED

Map No. 149-03-0; Parcel No. 05.00

THIS INSTRUMENT made and entered into on this the 14th day of APRIL, 2021, by and between **JANET DEE SHOUB AND CAROL ANNE BROCK AS TRUSTEES OF THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST**, ("Grantor"), **and CHRISTOPHER WILLIAM NOLL**, ("Grantee");

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of ONE AND NO/1' ($1.00) DOLLAR, cash in hand paid, and other good and valuable conside ration, the receipt and ' suf' ciency of which are hereby acknowledged, Grantor conveys, transfer , releases, re inquishe , and qui laims unto Grantee, Grantee's heirs and assigns, all Grantor's right, title and interest in and to the following described real estate, to wit:

LAND located in Davidson County, Tennessee, being Lot No. 423 on the Plan of Edge O Lake Estates, Section VI, as of record in Book 3700, pages 15 and 16 Register's Office of Davidson County County.

Said Lot No 423 fronts 80 feet on the southwesterly side of Broadview Drive and extends back 156.07 feet on the northwesterly line and 168.91 feet on the southeasterly line, to a deadline in the rear on which it measures 90.78 feet.

Being the same property conveyed to THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST from Carl W. Shoub and Anne G. Shoub recorded November 6, 2009 in Instrument Number 20091106-0102879 of the Register's office of Davidson County.

Carl W. Shoub died on or about June 21, 2017 leaving Anne G. Shoub as sole Trustee. Anne G. Shoub died on or about February 3, 2021 and pursuant to THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST AGREEMENT dated October 4th, 2003, Janet Dee Shoub and Carol Anne Brock are now acting in their capacity as Trustees of THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST.

THE legal description herein is the same as prior deeds. No new survey performed.

THIS conveyance is made subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved property is known as 2445 Broadview Drive, Nashville, TN 37217.

IN WITNESS WHEREOF, the Grantors have hereunto set their signatures on this the 14TH day of APRIL 2021.

THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST

Janet Dee Shoub
JANET DEE SHOUB, TRUSTEE

Carol Anne Brock
CAROL ANNE BROCK, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared the within named Janet Dee Shoub and Carol Anne Brock individually and as Trustees of THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) who acknowledged that they executed the foregoing instrument as Trustees of THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST and individually and who acknowledged that they executed the same as her free act and deed and by authority granted her as Trustee of the THE CARL W. SHOUB AND/OR ANNE G. SHOUB REVOCABLE LIVING TRUST.

Witness my hand and official seal at Murfreesboro, Tennessee, this 14th day of April, 2021.

Notary Public

My Commission Expires: May 15, 2021

J. KASEY TALLENT STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD

AFFIDAVIT

STATE OF TENNESSEE)

COUNTY OF RUTHERFORD)

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for the transfer is $0.

Janet Dee Shoub
Affiant

Sworn to and subscribed before me this 14th day of April, 2021.

Notary Public

My Commission Expires: May 15, 2021

J. KASEY TALLENT STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD