Karen Johnson Davidson County
Batch# 631779 DEEDQC
05/07/2021 03:17:23 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210507-0061920

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT THE BENEFIT OF A TITLE SEARCH OR TITLE INSURNACE.

QUITCLAIM DEED

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, the undersigned, **Elizabeth Scott Barrett, Trustee of the Noelle Elizabeth Barrett 2012 Irrevocable Trust, U/A/D December 21, 2021,** hereinafter called the **Grantor**, does hereby quitclaim unto **Elizabeth Scott Barrett, Trustee of the Noelle Elizabeth Barrett 2012 Irrevocable Trust, U/A/D December 21, 2021,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Parcel ID#:11608015600 & Parcel ID#:11608015700

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 7 & 8 of the Woodmont Park Subdivision, as of record in Plat Book 547, Page 148, at the Register's Office for Davidson County, Tennessee, and being particularly described as follows;

Beginning at an iron rod set at the intersection of the northerly right-of-way line of Woodmont Boulevard and the westerly right-of-way line of Cantrell Avenue;

Thence leaving the westerly right-of-way line of Cantrell Avenue with the northerly right-of-way line of Woodmont Boulevard, North 82 deg 48 min 37 sec West, 176.39 feet to an existing iron rod, at a corner common with Lot 7, Woodmont Park Subdivision, as of record in Plat Book 547, Page 148, at the Register's Office for Davidson County, Tennessee, also being the property John F. Porterfield GST Exempt Trust, Et Al, as of record in Instrument Number: 20150901-0088622, at the Register's Office for Davidson County, Tennessee;

Thence leaving the northerly right-of-way line of Woodmont Boulevard, with the easterly property line of John F. Porterfield GST Exempt Trust, Et Al, North 08 deg 50 min 39 sec East, 250.21 feet to an existing iron rod at a corner common with Lot 51 of the Woodmont Park Subdivision, as of record in Plat Book 547, Page 148, at the Register's Office for Davidson County, Tennessee, also being the property of Noelle Elizabeth Barrett 2012 Irrevocable Trust, as of record in Instrument Number: 20180801-0075283, at the Register's Office for Davidson County, Tennessee;

Thence with the southerly property line of said Lot 51, South 82 deg 54 min 02 sec East, 200.38 feet to a point in the westerly right-of-way line of Cantrell Avenue;

Thence with the westerly right-of-way line of Cantrell Avenue, South 08 deg 46 min 04 sec West, 226.20 feet to an iron rod set;

Thence with a curve to the right, along an arc length of 38.58 feet, the central angle of which is 88 deg 25 min 19 sec, the radius of which is 25.00 feet, the chord of which is South 52 deg 58 min 43 sec West, 34.87 feet to the POINT OF BEGINNING. Containing 50,062 square feet or 1.149 acres more or less.

Being the same property conveyed to Elizabeth Scott Barrett, Trustee of the Noelle Elizabeth Barrett 2012 Irrevocable Trust, U/A/D December 21, 2012 as of record in Instrument Number: 20180801-0075277 and Instrument Number: 20180801-0075278, at the Register's Office for Davidson County, Tennessee

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 3704 Woodmont Boulevard, Nashville, TN 37215 and unimproved property known as: 0 Woodmont Boulevard, Nashville, TN 37215.

The intent of this Quitclaim Deed is to combine two tax parcels into one single parcel as shown on Exhibit "A' attached hereto.

WITNESS THE EXECUTION HEREOF this 3 day of May, 2021.

The Noelle Elizabeth Barrett 2012 Irrevocable Trust, U/A/D December 21, 2012

Elizabeth Scott Barrett, Trustee

By: Elizabeth Scott Barrett, Trustee

State of Mississippi)
County of Leflore)

Before me, the undersigned, a Notary Public within and for the Sate and County aforesaid, personally appeared Elizabeth Scott Barrett, with whom I am personally acquainted and who upon their oath acknowledges herself to be the Trustee of The Noelle Elizabeth Barrett 2012 Irrevocable Trust, U/A/D December 21, 2012, the within named bargainor, and that as such Trustee being authorized to do so, executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Leflore, Co., Mississippi on this the 3 day of May, 2021.

STATE OF MISSISSIPPI LAUREN TACKETT NOTARY PUBLIC ID No. 117356 Commission Expires August 10, 2024 LEFLORE COUNTY

Notary Public

Commission Expires: _____

State of Mississippi)
County of Leflore)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$0.00 .**

Elizabeth Scott Barrett
Affiant

Sworn and subscribed before me on this the 3 day of May, 2021.

Notary Public

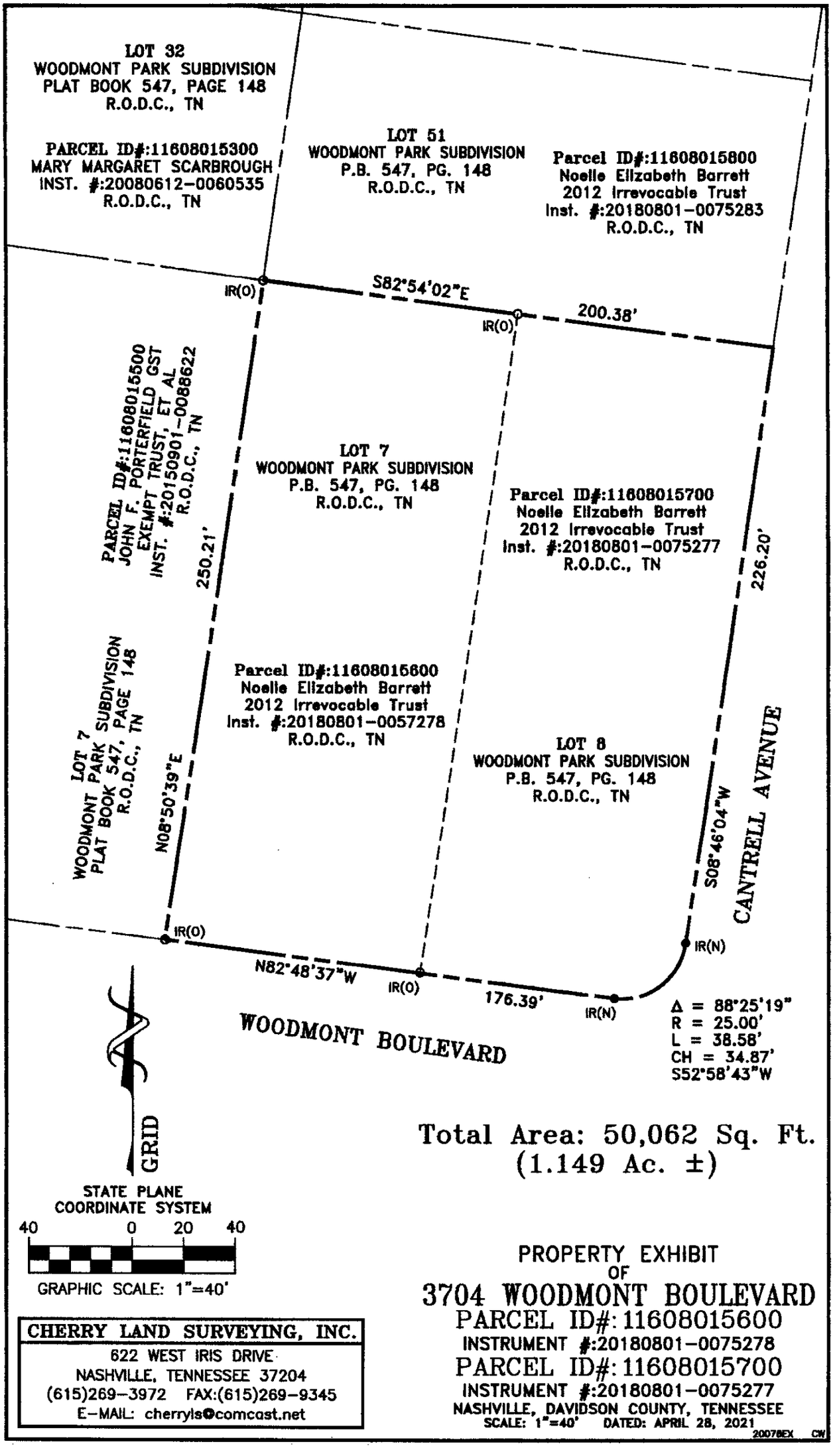
My Commission Expires: _____

STATE OF MISSISSIPPI LAUREN TACKETT NOTARY PUBLIC ID No. 117356 Commission Expires August 10, 2024 LEFLORE COUNTY

NEW OWNER:
Elizabeth Scott Barrett, Trustee
Of the Noelle Elizabeth Barrett 2012
Irrevocable Trust, U/A/D December 12, 2012
3704 Woodmont Blvd.
Nashville, TN 37215

RESPONSIBLE FOR TAX PAYMENT:
owner

TAX MAP-PARCEL #:
11608015600 & 11608015700



Total Area: 50,062 Sq. Ft.
(1.149 Ac. ±)

CHERRY LAND SURVEYING, INC.
622 WEST IRIS DRIVE
NASHVILLE, TENNESSEE 37204
(615)269-3972 FAX:(615)269-9345
E-MAIL: cherryls@comcast.net

PROPERTY EXHIBIT
OF
3704 WOODMONT BOULEVARD
PARCEL ID#: 11608015600
INSTRUMENT #:20180801-0075278
PARCEL ID#: 11608015700
INSTRUMENT #:20180801-0075277
NASHVILLE, DAVIDSON COUNTY, TENNESSEE
SCALE: 1"=40' DATED: APRIL 28, 2021
20078EX CW