Karen Johnson Davidson County
Batch# 635227 DEEDQC
05/13/2021 11:59:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210513-0064750

THIS INSTRUMENT WAS PREPARED BY: STEVEN G. WATERS, PLLC 100 BLUEGRASS COMMONS BLVD, SUITE 205 HENDERSONVILLE, TN 37075 THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED AND NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER.	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-. AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 28th DAY OF APRIL 2021. NOTARY PUBLIC MY COMMISSION EXPIRES: 12/22/21

DEBORAH A. REED NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 12-22-2021

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
MRG 2015 Irrevocable Trust (NAME)	Same as new owner (NAME)	12904009600
7347 Charlotte Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Flynn Doyle and Richard A. Johnson, Co-Trustees of The Charles H. Geny 2015 Irrevocable Trust u/a/d October 15, 2015**, hereinafter called "GRANTOR", by these presents, does hereby quitclaim and convey unto **Flynn Doyle and Richard A. Johnson, Co-Trustees of The MRG 2015 Irrevocable Trust u/a/d October 15, 2015 ,** hereinafter called "GRANTEE", its successors, heirs and assigns, all of her rights, title and interests in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, BEING Lot No. 2 on the Plan of Churchill Subdivision, of record in Book 7900, Page 822, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Flynn Doyle and Richard A. Johnson, Co-Trustees of The Charles H. Geny 2015 Irrevocable Trust u/a/d October 15, 2015 by deed from Mary Ruth Geny of record in Instrument No. 20210104-0000052, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as 304 Churchill Court, Nashville, Tennessee 37205.

WITNESS my/our hands this 28th day of April, 2021.

Signature pages to follow

The Charles H. Henry 2015 Irrevocable Trust

CO-TRUSTEE

By: Flynn Doyle, Co-Trustee

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 Flynn Doyle, Co-Trustee of The Charles H. Henry 2015 Irrevocable Trust u/a/d October 15, 2015, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of April, 2021.

Notary Public

EVA MATHIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 9/7/2021

The Charles H. Henry 2015 Irrevocable Trust

Co-Trustee

By: Richard A. Johnson, Co-Trustee

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 Richard A. Johnson, Co-Trustee of The Charles H. Henry 2015 Irrevocable Trust u/a/d October 15, 2015, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of April, 2021.

Deborah K. Harris
Notary Public

My Commission Expires: Jan. 8, 2024

DEBORAH K. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 8, 2024

True Copy Certification

I, Deborah Rand, 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.

Signature

State of Tennessee
County of Sumner

Personally appeared before me, Brenda Shelby, a notary public for this county and state, Deborah Rand, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: _____

