Karen Johnson Davidson County
Batch# 651417 DEEDQC
06/08/2021 10:18:04 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210608-0076557

This Instrument Prepared By and Return To:
Four Star Title, LLC
2506 N. Mt. Juliet Road
Mt. Juliet, TN 37122

QUITCLAIM DEED

NEW OWNER:
Andrew G. Bennett
Brenna Bennett
1705 Fatherland Street
Nashville, TN 37206

SEND TAX BILLS TO:
Same As New Owner

MAP/PARCEL
083-14-0-135.00

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Andrew G. Bennett and Brenna Bennett, Husband and Wife**, hereinafter called the GRANTOR(S), does hereby quitclaim and convey unto **Andrew G. Bennett and Brenna Bennett, Husband and Wife and Michael T. Bennett and Victoria A. Bennett, Trustees of the Bennett Revocable Family Trust Dated March 30, 1988 and Amended and Restated January 25, 2019,** hereinafter called the GRANTEE, all right, title and interest, they have in the property listed below:

Located in Davidson County, Tennessee and more particulary described as follows, to wit:

Being Lot No. 46 of block A on the plan of the Subdivision of the Priest Home Place as of record in Book 161, Page 102, Register's Office for Davidson County, Tennessee.

Said Lot No. 46 fronts 50 feet on the Northerly side of Fatherland Street and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to Andrew G. Bennett and Brenna Bennett, husband and wife, by Quitclaim Deed from Andrew G. Bennett, A Single Man, as to an undivided one-third Interest and Brenna Sexton, a Single Woman as to an undivided one-third interest and Michael T. Bennett and Victoria A. Bennett, Trustees of the Bennett Revocable Family Trust Dated March 30, 1988 and Amended and Restated January 25, 2019 as to an undivided One-Third Interest, as Tenants in Common, dated 3/24/2021 and recorded in Instrument No. 20210426-0054959, in the Register's Office for Davidson County, Tennessee.

This is improved property known as **1705 Fatherland Street, Nashville, TN 37206.**

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

THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Andrew G. Bennett

Brenna Bennett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary in and for said County and State, personally appeared Andrew G. Bennett and Brenna Bennett, with whom I am acquainted, of proved on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 27th day of MAY, 2021.

NOTARY

MATTHEW J. COTTINGHAM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-7-2023

My Commission Expires: 3-7-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 27th day of MAY, 2021.

NOTARY PUBLIC

MATTHEW J. COTTINGHAM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-7-2023

My Commission Expires: 3-7-2023