Karen Johnson Davidson County
Batch# 670946 DEEDQC
07/06/2021 08:31:22 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210706-0090412

This transfer is exempt from the Tennessee real estate recording tax pursuant to T.C.A. § 67-4-409(a)(3).

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ - 0 - .

Affiant

Subscribed and sworn to before me this 30th day of June, 2021.

Notary Public

My Commission expires: 1.3.23

Leslie Walsh
State of Tennessee Notary Public
Davidson County

This instrument was prepared by:

Equitus Law Alliance, PLLC
709 Taylor Street
P.O. Box 280240
Nashville, TN 37208

Address New Owner as Follows:

Danny J. Christian, Trustee of The Danny J. Christian Revocable Living Trust 5028 Sunset Way Hermitage, TN 37076

Send Tax Bills to:

Danny J. Christian, Trustee of The Danny J. Christian Revocable Living Trust 5028 Sunset Way Hermitage, TN 37076

Map-Parcel Numbers:
Map 86, GR. 4-B
Parcel 13.00 CO

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Danny J. Christian, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release, and forever quitclaim unto Danny J. Christian, Trustee, and his successors in trust, of The Danny J. Christian Revocable Living Trust, its successors and assigns, her entire right, title, and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot NO. 14, on the plan of Section One, Sunset Oaks, of record in Plat Book 7900, Page 600, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Danny J. Christian by Warranty Deed from Frank Batson Homes, Inc. of record in Book 9442, page 311, said Register's Office for Davidson County, Tennessee.

This is improved property known as 5028 Sunset Way, Hermitage, TN 37076.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS my hand this 30 day of June, 2021.

Danny J. Christian

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said State and County, Danny J. Christian, with whom I am personally acquainted, and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of June, 2021.

Leslie Walsh
Notary Public

Leslie Walsh
State of Tennessee Notary Public
Davidson County

My commission expires: 1·3·23

The legal description and how title to the property is vested have been furnished to the draftsman by the Grantors, by third parties or from the record. No examination of title has been undertaken by the draftsman hereof, and no representations or warranties as to the state of title of the subject property are made. The draftsman assumes no liability as to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.