Karen Johnson Davidson County
Batch# 689413 DEEDQC
08/03/2021 11:49:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210803-0104265

THIS INSTRUMENT PREPARED BY:
Takacs McGinnis Elder Care Law, PLLC
104 Wyncrest Way, Suite 100
Hendersonville, TN 37075

From information furnished by the parties.

Address New Owner(s)	Send Tax Bills To	Map-Parcel No.
Linda Carney Rogers, Trustee 905 Fallview Trail Nashville, TN 37211	Same	172 12 0B 010.00

Quitclaim Deed to Trustee

Grantor: Linda C. Rogers
Grantee: Linda Carney Rogers, Trustee of the Revocable Trust Agreement of Linda Carney Rogers, dated July 19, 2021

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, TN, being Lot No. 29 on the Plan of Bradford Hills, Section One, of record in Book 7900, page 6 and amended in Book 7900, Pages 110-112, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Linda C. Rogers by deed from Brent G. Fox and wife, Stephanie Fox, of record in Instrument No. 20041124-0140871, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 905 Fallview Trail, Nashville, TN 37211.

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

THE PARTIES ACKNOWLEDGE THAT TAKACS MCGINNIS ELDER CARE LAW IS NOT A CLOSING AGENT FOR THIS TRANSACTION PURSUANT TO THE PROVISIONS OF § 6045 (e) OF THE INTERNAL REVENUE CODE AS AMENDED BY THE TAX REFORM ACT OF 1986.

Linda C. Rogers
Linda C. Rogers, Grantor

State of Tennessee
County of Sumner

On July 19, 2021, before me personally appeared Linda C. Rogers, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument, and who acknowledged that she executed it as her free act and deed.

Notary Public
My commission expires: 8/27/2022

CHRIS JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

* *

State of Tennessee
County of Sumner

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Linda Carney Rogers
Linda Carney Rogers, Trustee
Grantee

Sworn to and subscribed before me on July 19, 2021.

Notary Public
My commission expires: 8/27/2022

CHRIS JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

* *

TRUE Copy Certification

I, Jennifer Berkon, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on July 19, 2021.

Signature

July 19, 2021
Date

State of Tennessee
County of Sumner

Sworn to and subscribed before me this 19th day of July, 2021.

Notary's Signature
My Commission Expires: 03/25/2025

APRIL R. GUIDRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY