Karen Johnson Davidson County
Batch# 712980 DEEDQC
09/10/2021 01:58:53 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210910-0121694

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 208
FRANKLIN, TN 37067
(615) 628-7775

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 05/20/2025

STATE OF TENNESSEE

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $10.00.
This is a transfer to a revocable trust.

Affiant

Subscribed and sworn to before me, this 25th day of August 2021

Notary public

My commission Expires: 5/20/2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Tyler J. Johnstone and Samantha L. Johnstone 6207A Pennsylvania Avenue Nashville, TN 37209	Tyler J. Johnstone and Samantha L. Johnstone 6207A Pennsylvania Avenue Nashville, TN 37209	091 02 3F 001.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Tyler Johnstone and Samantha Johnstone, as husband and wife, do hereby quitclaim, transfer and convey unto Tyler J. Johnstone and Samantha L. Johnstone, as Trustees of the Tyler and Samantha Johnstone Living Trust dated August 25, 2021, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described on Exhibit "A" attached hereto.

Being the same property conveyed to Tyler Johnstone and Samantha Johnstone, as husband and wife, from Gregory D. Neiss and Whitney B. Neiss, husband and wife, by Warranty Deed dated July 24, 2020, and recorded on October 20, 2020, as Document No. 20201020-0121904, Registers Office for Davidson County, Tennessee.

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

Property Address: 6207A Pennsylvania Avenue, Nashville, Tennessee 37209

Witness my hand this 25th day of August 2021.

Tyler Johnstone, Grantor

Samantha Johnstone, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Justin Gilbert, Notary Public, Tyler Johnstone and Samantha Johnstone, as Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, August 25, 2021.

[Seal]

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 05/20/2025

Justin Gilbert, Notary Public
My commission expires: May 20, 2025

EXHIBIT "A"
LEGAL DESCRIPTION

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. A of 6207 Pennsylvania Cottages, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing 6207 Pennsylvania Cottages, a Horizontal Property Regime, of record in Instrument Number 20150519-0046035, in the Register's office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.