Karen Johnson Davidson County
Batch# 727257 DEEDQC
09/30/2021 10:16:36 AM 1 pg
Fees: $12.00 Taxes: $0.00
20210930-0131504

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD VOID THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) The Thomas and Linda Krantz Revocable Living Trust	(NAME) SAME AS NEW OWNER	
(STREET ADDRESS) 5544 Brick Church Pike	(STREET ADDRESS)	Map 49 Parcel 62
(CITY) (STATE) (ZIP) Goodlettsville, TN 37072	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Carl Denver Krantz, Sr. and Thomas L. Krantz, Sr. as Tenants in Common each owning a ½ undivided interest,** Grantor, does hereby quitclaim and convey unto **THOMAS KRANTZ, SR. AND LINDA KRANTZ, CO-TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE THOMAS AND LINDA KRANTZ REVOCABLE LIVING TRUST DATED APRIL 30, 2021 A 50% UNDIVIDED INTEREST AND CARL DENVER KRANTZ, SR. AND WIFE MARGARET K. KRANTZ A 50% UNDIVIDED INTEREST** the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being a house and Lot in the 13th Civil District of Davidson County, Tennessee, and described by a survey made by John Kohl, dated December 14, 1972, as follows, to wit:

Beginning at a point in the westerly margin of Buena Vista Pike thence S 12 deg. 30' E, 100 feet to a point; thence westerly 421.7 feet to a point; thence N 7 deg. 30' W, 100 feet to a point; thence Easterly 413.00 feet to the point of beginning.

Being the same property conveyed to Carl Denver Krantz, Sr. and Thomas L. Krantz, Sr., as tenants in common each owing a ½ undivided interest, of record in Instrument No. 201010210084266, Register's Office for Davidson County, Tennessee.

This is improved property known as: 5255 Buena Vista Pike, Nashville, TN 37218

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 31st day of August, 2021.

Affiant

My commission expires: 3/21/22
(Affix Seal)

Notary Public

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Witness my hand this 31st day of August, 2021.

Thomas L. Krantz, Sr.

Carl Denver Krantz, Sr.

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of August, 2021, before me personally appeared Thomas L. Krantz, Sr. and Carl Denver Krantz, Sr. to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal this 31st day of August, 2021.

Notary Public

My Commission Expires: 3/21/22

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY