Karen Johnson Davidson County
Batch# 727257 DEEDQC
09/30/2021 10:16:36 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210930-0131507

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 and Carl Denver Krantz, Sr.	(NAME) SAME AS NEW OWNER	
(STREET ADDRESS) 5544 Brick Church Pike	(STREET ADDRESS)	080-04-0-070.00
(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 **Thomas Krantz, Sr. and Carl Krantz Sr.,** 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 INTERESTAND 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:

The northerly part of Lot Number 15 of Block 2 on the Plan showing G.T. Sheegog's Subdivision of Bordeaux, of record in Book 421, Page 191, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

BEGINNING in the center of South Hamilton Road at the corner of Lot Numbers 14 and 15, being the southwest corner of the property conveyed to Haughty Odell Fuller and wife, by deed from Avah L. White and husband, of record in Book 1641, Page 327, said Register's Office; thence with Fuller's southwesterly line, northwestwardly 220 feet to the northeast corner of Lot Number 8; thence with the line between said Lot Numbers 8 and 15, southwestwardly 52 feet; thence southeastwardly and parallel with Fuller's southwesterly line, 210.43 feet, more or less, to the center of South Hamilton Road; thence with the center line of same, northwestwardly 52.88 feet to the beginning.

Being the same property conveyed to Thomas Krantz, Sr. and Carl Krantz, Sr. by Special Warranty Deed of record in Instrument No. 201009130072403, Register's Office for Davidson County, Tennessee.

This is improved property known as: 1709 South Hamilton Road, Nashville, TN 37218-3212

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: 3/26/22
(Affix Seal)

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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

Thomas Krantz, Sr.

xxxxxxxxxxxxxxxxxxxxxxxxx

Carl Krantz, Sr.

xxxxxxxxxxxxxxxxxxxxxxxxxxxx

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of August, 2021, before me personally appeared Thomas 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 his 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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31st day of August, 2021, before me personally appeared Carl 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 his 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