Karen Johnson Davidson County
Batch# 777273 DEEDQC
12/21/2021 11:15:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20211221-0168396

THIS INSTRUMENT PREPARED BY: **Elizabeth Ryder Sykes, Esq., 320 Seven Springs Way, Suite 110, Brentwood, TN 37027; (615) 810-8777**

THIS DEED HAS BEEN PREPARED BASED UPON INFORMATION SUPPLIED BY THE PARTIES AND NO INDEPENDENT TITLE SEARCH HAS BEEN CONDUCTED.

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NOS.:**
WILLIAM DONALD FUSON and MELANIE ANN SETTLE FUSON, Co-Trustees of The Fuson Family Revocable Living Trust	Same	158 03 0 021 00
6109 Gardendale Drive		
Nashville, TN 37215		

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance, we, **WILLIAM D. FUSON and wife, MELANIE S. FUSON**, do hereby convey to **WILLIAM DONALD FUSON and MELANIE ANN SETTLE FUSON, Co-Trustees of THE FUSON FAMILY REVOCABLE LIVING TRUST dated October 29, 2021**, all of our right, title and interest in the following described tract or parcel of land located in Davidson County, Tennessee, and described as follows, to wit:

Being Lot No. 70 on the Plan of Hillsboro Park, Section II, of record in Book 2331, pages 61 and 62, Register's Office for Davidson County, Tennessee.

Said Lot No. 70 fronts 178.0 feet on the northerly side of Gardendale Drive and runs back between lines 286.0 feet on the easterly side and 288.0 feet on the westerly side to a broken line at the rear on which it measures 230.9 feet thereon.

Being the same property conveyed to William D. Fuson and wife, Melanie S. Fuson, by Warranty Deed dated May 23, 1990, from Leslie Curry Smith, married, of record in Book 8115, Page 323, Register's Office for Davidson County, Tennessee.

William D. Fuson and William Donald Fuson are one and the same person.

Melanie S. Fuson and Melanie Ann Settle Fuson are one and the same person.

This is improved property known as 6109 Gardendale Drive, Nashville, TN 37215.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 29th day of October 2021.

WILLIAM D. FUSON

MELANIE S. FUSON

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM D. FUSON and wife, MELANIE S. FUSON, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office in Brentwood, Tennessee, on this the 29th day of October 2021.

Notary Public

My commission expires:

ELIZABETH RYDER SYKES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 10-02-2023

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer is $ - 0 - .

Affiant

Sworn to and subscribed before me this 29th day of October 2021.

Notary Public

My commission expires:

ELIZABETH RYDER SYKES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 10-02-2023

CERTIFICATE OF AUTHENTICITY

I, Elizabeth Ryder Sykes, do hereby make oath that I am a licensed attorney and/or 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 **October 29, 2021**.

Elizabeth Ryder Sykes

12/16/2021
Date

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this **16th** day of **December**, 2021.

Notary Public



My Commission Expires: 3/7/2023