Karen Johnson Davidson County
Batch# 778514 DEEDQC
12/22/2021 12:42:59 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20211222-0169274

THIS INSTRUMENT PREPARED BY:

Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd
Suite 130
Nashville, TN 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $0.00.

Affiant

Subscribed and sworn to before me, this 22nd day of December, 2021.

Notary Public

My Commission Expires:

ASHLEY SCHAD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 06, 2024

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Dean E Tozer 2100 Elderton Ct Brentwood, TN 37027	New Owner	Map/Parcel: 171-7-B-5.00 CO

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, **Ryan A. Rafoth, Trustee of the Brunswick Property Trust U/A dated June 12, 2015** (hereinafter collectively the "Grantor"), do hereby quitclaim, transfer and convey to **Dean E. Tozer, unmarried**, his heirs and assigns, all of its rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 205 on the Plan of Annandale, Phase I of record in Plat Instrument No. 20051209-0148093, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property. This legal description having been taken from the prior Deed of record referenced below.

Being the same property conveyed to Ryan A. Rafoth, Trustee of the Brunswick Property Trust U/A dated June 12, 2015, by Warranty Deed from Randall R. Calvert and Carrie L. Calvert, husband and wife, dated June 12, 2015 and of record in Instrument No. 20150617-0057758, Register's Office for Davidson County, Tennessee.

This is improved property known as: 2100 Elderton Ct, Brentwood, TN 37027, AKA 226 Jones Pkwy, Brentwood, TN 37027.

Grantor covenants that it is lawfully seized and possesses said real property in fee simple, has a good right to convey it, and that the same is conveyed with any liens, restrictions, conditions and easements currently of record. This conveyance was made based on information provided by Grantor and without the benefit of a title search. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 22ND day of Decemmber, 2021.

, TRUSTEE
Ryan A. Rafoth, Trustee of the Brunswick Property Trust
U/A dated June 12, 2015

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ryan A. Rafoth, with whom I am personally acquainted, and who acknowledged that he is the Trustee of the grantor Trust referenced herein, and as such Trustee executed the within instrument with authority and for the purposes therein contained.

Witness my hand, at Office, this 22ND day of December, 2021.

Notary Public

My Commission Expires: 6/24/25

ELIZABETH PASCHALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY