Karen Johnson Davidson County
Batch# 779720 DEEDQC
12/28/2021 09:09:55 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20211228-0170256

Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.
Vivien G. Fryd, Trustee Vivien G. Fryd Revocable Living Trust 1715 Beechwood Avenue Nashville, TN 37212	New Owner	104 16 0 267.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Vivien Green Fryd**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Vivien G. Fryd, Trustee, Vivien G. Fryd Revocable Living Trust Agreement dated December 21, 2021** ("Grantee"), all of her interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, bring the easterly one-half of Lot No. 230 on the Plan of Belmont Land Company's Plan of Lots, called Belmont Heights, of record in Book 421, page 34, Register's Office for said County.

Said part of Lot No. 230 fronts 50 feet on the southerly margin of Beechwood Avenue and extends back between parallel lines 175 feet to an alley.

Being the same property conveyed to **Vivien Green Fryd** and husband, **Martin Fryd**, by deed from **Gregory P. Hayden** and wife, **Nancy K. Hayden**, of record in Book 9115, page 486, in Register's Office of Davidson County, Tennessee, **Martin Fryd** thereafter having conveyed all of his interest in said property to **Vivien Green Fryd**, by Quitclaim Deed dated September 19, 2006, recorded under Instrument No. 20061011-0126528, in said Register's Office.

This conveyance is subject to all matters of record.

Vivien Green Fryd and **Vivien G. Fryd** are one and the same person.

This is improved property known as: **1715 Beechwood Avenue, Nashville, TN 37212**.

(Legal description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 21st day of December 2021.

Vivien Green Fryd

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Vivien Green Fryd**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 21st day of December 2021.

Notary Public

My Commission Expires:
7/22/23



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 21st day of December 2021.

Notary Public

My Commission Expires:

