Karen Johnson Davidson County
Batch# 784536 DEEDQC
01/04/2022 04:06:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220104-0001514

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	091 16 0 326.00
6109 Gardendale Drive		
Nashville, TN 37215		

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance, we, **WILLIAM DONALD FUSON and MELANIE ANN SETTLE FUSON**, husband and wife, 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. 5, Block 20, on the Plan of Charlotte Park Company's 2nd Addition to Nashville, of record in Plat Book 57, Pages 160-161, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot No. 5, Block 20 fronts 50 feet on the northerly margin of Elkins Avenue, formerly Second Avenue and extends back between parallel lines 150 feet an alley.

Being the same property conveyed to William Donald Fuson and Melanie Ann Settle Fuson, by Warranty Deed dated October 29, 2021, from Melanie S. Fuson, married, of record in Instrument No. 20211221-0168398, Register's Office for Davidson County, Tennessee.

This is improved property known as 3908 Elkins Avenue, Nashville, TN 37209.

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

WILLIAM DONALD FUSON

MELANIE ANN SETTLE 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 DONALD FUSON and MELANIE ANN SETTLE 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.

Lynne E. Neeley
Notary Public

LYNNE E. NEELEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires

My Commission Expires: 3/7/2023