Karen Johnson Davidson County
Batch# 792280 DEEDQC
01/18/2022 12:40:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220118-0006819

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37206
Doc. 32031913

QUITCLAIM DEED

Address New Owner (s) As Follows:	Send Tax Bills To:	Map Parcel Number
Marissa Moses Russ, Trustee of the Moses QPRT Continuation Trust 1210 Chickering Road Nashville, TN 37215	Marissa Moses Russ, Trustee of the Moses QPRT Continuation Trust 1210 Chickering Road Nashville, TN 37215	Parcel ID: 130 14 0 044.00

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, MARISSA MOSES RUSS, TRUSTEE OF THE MARLENE ESKIND MOSES 9-YEAR QUALIFIED PERSONAL RESIDENCE TRUST, by these presents do hereby quitclaim and convey unto MARISSA MOSES RUSS, TRUSTEE OF THE MOSES QPRT CONTINUATION TRUST, her successors and assigns, with full power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of my right, title and interest in and to the following described property:

Land lying in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 26 on the plan of Belle Meade, Block 4, Section 10, of record in Book 5200, page 129, Register's Office for Davidson County, Tennessee.

Said Lot No. 26 fronts 290.9 feet on the easterly margin of Chickering Road and extends back between parallel lines 290.0 feet to a line in the rear on which it measures 289.93 feet thereon.

Being the same property conveyed to Marissa Moses Russ, as Trustee of the Marlene Eskind Moses 9-Year Qualified Personal Residence Trust as to a fifty percent (50%) undivided interest by deed of record in Instrument No. 20120904-0079678, Register's Office for Davidson County, Tennessee. See also deed of record in Instrument No. 20121105-0102001, Register's Office for Davidson County.

This conveyance is made subject to such limitations, restrictions, and encumbrances as may affect the said property. The source of this description is the prior deed.

This is improved property known as 1210 Chickering Road, Nashville, Tennessee 37215.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 5 day of January, 2022.

Marissa Moses Russ, Trustee of the Marlene Eskind Moses 9-Year Qualified Personal Residence Trust

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Marissa Moses Russ, Trustee of the Marlene Eskind Moses 9-Year Qualified Personal Residence Trust, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained, and that she is the trustee for said trust and has the authority to execute this instrument on behalf of said trust.

WITNESS my hand, at office, this 5th day of January, 2022.

Penny J. Sanders
Notary Public

My Commission Expires:
10/2/23

PENNY J. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0-.

Affiant

Subscribed and sworn to before me
this 5th day of January, 2022.

Jennifer Roberts
Notary Public

My Commission Expires:
September 8, 2025

32031913.1

JENNIFER ROBERTS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires Sept 08, 2025

Certificate of Authenticity

I, Adam F. Harrer, 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 January 5, 2022.

Date

Affiant Signature

01/12/2022

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 12 day of January, 20 22.

Notary's Signature

My Commission Expires: 1-3-23

Date

Notary's Seal (if on paper)

