Karen Johnson Davidson County
Batch# 795233 DEEDQC
01/25/2022 03:14:21 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220125-0009179

# QUITCLAIM DEED

**THIS INSTRUMENT PREPARED BY**
**The Higgins Firm, 525 4th Avenue South, Nashville, TN 37210 (615) 353-0930**
**This deed was prepared without the benefit of a title examination and therefore the preparer makes no certification as to the validity of the title therein.**

| ADDRESS OF NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| **Robert and June Renaud, Co-Trustees**<br>**117 Lenham Drive**<br>**Brentwood, TN 37027** | **SAME** | ~~[illegible]~~<br>181-15-0A-164.00 |

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

**Robert A. Renaud and June Renaud, husband and wife,**

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents does transfer and convey unto

**Robert Anthony Renaud and June Ann Renaud, Co-Trustees of The Robert and June Renaud Tennessee TBE Trust dated January 14, 2022, a Tennessee Tenancy By the Entirety Trust created pursuant to Tennessee Code Annotated § 35-15-510,**

HEREINAFTER called the GRANTEES, a certain tract or parcel of land in **Davidson County**, State of Tennessee, described as follows, to-wit:

Lot 146, SOUTHPOINT SP, PHASE 1, as shown on plat of record in Instrument No. 20191015-0105617, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Robert A. Renaud and June Renaud, husband and wife, by Special Warranty Deed from SouthPoint of TN, LLC, dated December 30, 2020, of record in Instrument No. 20210104-0000687, Register's Office of Davidson County, Tennessee.

Subject to all matters set forth on the plan of record, applicable zoning ordinances, utility and other easements of record, and all other matters of public record.

This is improved property known as 117 Lenham Drive, Brentwood, Tennessee, 37027.

**WITNESS OUR HANDS** this the 14th day of January, 2022.

**Robert A. Renaud**

**June Renaud**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainors, **ROBERT A. RENAUD and JUNE RENAUD,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the persons described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that they executed the foregoing instrument for the purposes therein contained.

**WITNESS MY HAND AND NOTARIAL SEAL** at office in the State and County aforesaid, this the 14th day of January, 2022.




NOTARY PUBLIC
My Commission Expires: 7.3.23

**AFFIDAVIT**

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

AFFIANT

Sworn to and subscribed to before me this 14th day of January, 2022.




NOTARY PUBLIC
My Commission Expires: 7.7.23