This Instrument Prepared By:
Legacy Law Group, PLLC,
216 Centerview Drive, Suite 140
Brentwood, TN 37027

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property

Karen Johnson Davidson County
Batch# 799307 DEEDQC
02/02/2022 11:47:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220202-0012325

Address New Owner:	***Send Tax Bills To:***	***Map-Parcel***
DAVIS FELL MERWIN, TRUSTEE MERWIN FAMILY TRUST U/T/A MERWIN REVOCABLE LIVING TRUST DATED NOVEMBER 5, 2015 150 HUNTERS LANE HENDERSONVILLE, TN 37075	SAME	MAP: 071-07-0 PARCEL: 201.00

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). [Exempt pursuant to T.C.A. §67-4-409(a)(4)].

AFFIANT

Sworn to and subscribed before me this January 24, 2022.

Notary Public
My Commission Expires: 2-19-2023

STACY BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

QUITCLAIM DEED

FOR -$10- DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, I, JAMES M. ADCOX III, Trustee of the LISA W. MERWIN INVESTMENT SERVICES TRUST dated November 5, 2015, hereinafter called Grantor, for the express purpose of conveying all of my right, title and interest in this property, do hereby quitclaim and convey unto DAVIS FELL MERWIN, Trustee of the MERWIN FAMILY TRUST U/T/A MERWIN REVOCABLE LIVING TRUST dated November 5, 2015 all of my right, title and interest in the following described real estate in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this January 24, 2022.

BY: _____
JAMES M. ADCOX III, Trustee

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 JAMES M. ADCOX III, Trustee, of the LISA W. MERWIN INVESTMENT SERVICES TRUST, dated November 5, 2015 with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 24 day of January 2022.

_____
NOTARY PUBLIC

My Commission Expires: 1/26/2025

LINDSAY WEISS HINSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 01/26/2025

EXHIBIT A
PROPERTY DESCRIPTION

Said property is described to wit:

Land in Davidson County, TN, BEING Lot No. 7 on the Map of Trinity Heights, T.W. Crutcher, Trustee's Subdivision of Lot No. 3 on the William White Lands as of record in Book 332, page 4, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Said part of Lot No. 7 fronts 1000 feet on the southerly side of Trinity Avenue and runs back 167.96 fett on the west line and 169.05 feet on the east line to an alley, and shows 100 feet on said alley.

Included, but excluded from the above legal is that portion of the property conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 8369, page 158, said Register's Office.

Being the same property conveyed to LISA W. MERWIN, married, by FELL MERWIN, married, by Quitclaim Deed of record in Instrument No. 20151124-0119268, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the (1) Plan of record in Plat Book 322, page 4, said Register's Office for said County, (2) Right of Way of record in Book 8369, page 158, Register's Office for Davidson County, Tennessee; and (3) Any further existing limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as 316 East Trinity Lane, Nashville, Tennessee 37207.

Being the same property conveyed to JAMES M. ADCOX III, Trustee, or his successors in trust, under the LISA W. MERWIN INVESTMENT SERVICES TRUST, dated November 5, 2015 from LISA W. MERWIN, married, by Quitclaim Deed of record in Instrument number 20160119-0005409, Register's office for Davidson County, Tennessee.

The above description is taken verbatim from the previously recorded deed.

This conveyance is made subject to all restrictions, easements, zoning, and planning ordinances, and other regulations that may affect the premises.

Tennessee Certification of Electronic Document

I, JAMES M. ADCOX III, 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 1-24-2022 (date of document).

James M. Adcox III
Signature

1-24-2022
Date

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 24th day of January, 2022.

Stacy Boyett
Notary Signature

My Commission Expires: 2-19-2023

STACY BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY