ADDRESS NEW OWNER:
The Cynthia Hunter Irrevocable Trust
c/o Amanda Dawn Hunter, Trustee
163 Thistle Lane
Hermitage, TN 37076

Karen Johnson Davidson County
Batch# 825316 DEEDQC
03/21/2022 10:57:17 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220321-0032107

SEND TAX BILLS:
Same as above

Map: 86-14A
Parcel Number: 163

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **CYNTHIA HUNTER**, hereinafter called the Grantees, their heirs and assigns, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, has bargained and sold and by these presents do hereby transfer and convey unto **AMANDA DAWN HUNTER** as Trustee of **THE CYNTHIA HUNTER IRREVOCABLE TRUST**, their heirs and assigns, all their right, title and interest in and to the following parcel of real estate situated in Davidson County, Tennessee, and more particularly described as follows:

Being Unit No. 163 on the Plan of Hermitage Meadows Subdivision, Section Two, of record in Book 5200, page 682, Registers' Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Paula Files by deed from David L. Harper and wife, Katherine C. Harper of record in Book 8705, page 81, Register's Office for Davidson County, TN.

Being the same property conveyed to Cynthia Hunter by deed from Paula Files of record in Book 10899, page 557, Register's office for Davidson County, Tennessee.

Said premises are restricted by all of the requirements, conditions, easements, assessments, liens, uses, restrictions, limitations, burdens and other undertakings, including the rights and interests of other lot owners within Hermitage Meadows; and including the requirement that all owners of lots in Hermitage Meadows be members of the Hermitage Meadows Homeowners' Association, subject to assessment for the payment of costs incident to the maintenance of the common areas, the improvements thereon, and the administrative expenses of the Association, and providing for a lien to secure the payment thereof which is secondary to any first mortgage all as contained in the Master Deed for Hermitage Meadows condominiums as recorded in Book 6034, page 365, Register's Office for said County

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage, and other easements or record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations, and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as 163 Thistle Lane, Hermitage, Tennessee 37076.

Witness my hand this 14th day of March, 2022.

Cynthia Hunter

CYNTHIA HUNTER

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Cynthia Hunter**, to me known to be the persons described in and who executed the foregoing instrument and acknowledged before me that he executed the same.

Witness my hand and official seal at office this 14th day of March, 2022.

NANCY BELCHER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 06-03-2024

Notary Public

My Commission Expires: 06/03/2024

Witness my hand this 14th day of March, 2022.

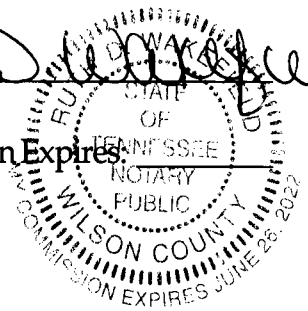
STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater, for this transfer is NONE.

AMANDA DAWN HUNTER, Trustee
AFFIANT

Subscribed and sworn to before me this ~~14th day of~~ March, 2022.

Notary Public
My Commission Expires:



This instrument was prepared based on information furnished by parties. The preparer makes no representations or warranties as to the correctness thereof or the status of the title to the property described herein.

This Instrument was Prepared By:

Yancy Belcher, Attorney
2306 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122
(615) 773-2889