Karen Johnson Davidson County
Batch# 825651 DEEDQC
03/21/2022 12:46:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20220321-0032250

This Document Prepared By and Returnable to:
JULIA M. WOOD
Attorney at Law
Ashworth Law Firm
237 2nd Ave. S.
Franklin, Tennessee 37064
615-810-8150

After Recording,
Mail Tax Statements To:
Marissa Kim Young, as Trustee
200 Long Valley Rd
Brentwood, TN 37027

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, SEAN MICHAEL YOUNG AND MARISSA KIM YOUNG, AS CO-TRUSTEES OF THE SEAN & MARISSA YOUNG LIVING TRUST, U/A DATED MAY 27, 2020, the GRANTOR,

Whose mailing address is 200 Long Valley Rd, Brentwood, TN 37027;

hereby conveys and quitclaims to

MARISSA KIM YOUNG, as Trustee of THE MARISSA KIM YOUNG LIVING TRUST, U/A dated March 1, 2022, the GRANTEE,

Whose mailing address is 200 Long Valley Rd, Brentwood, TN 37027;

and to Grantee's successors and assigns, all of THE FOLLOWING described real property located in the County of Davidson, State of **Tennessee**:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

This is improved property more commonly known as 4806 B Nebraska Avenue, Nashville, TN 37209.

Assessor's Parcel Number: 103-03-0-D-001.00CO

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 8th day of March 2022.

SEAN MICHAEL YOUNG,
CO-TRUSTEE OF THE SEAN & MARISSA YOUNG LIVING TRUST, U/A DATED MAY 27, 2020

Dated this 1st day of March, 2022.

MARISSA KIM YOUNG,
CO-TRUSTEE OF THE SEAN & MARISSA YOUNG LIVING TRUST, U/A DATED MAY 27, 2020

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, MARISSA KIM YOUNG, 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.

WITNESS my hand, at office,

This 1st day of March, 2022.

NOTARY PUBLIC

My commission expires: 3/15/2025

JULIA M. WOOD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 3-15-2025

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, SEAN MICHAEL YOUNG, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office,

This 8th day of March, 2022.

Hillary Torrence
NOTARY PUBLIC

HILLARY TORRENCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My commission expires: 12/16/2024

STATE OF TENNESSEE
COUNT OF WILLIAMSON

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

AFFIANT

Subscribed and sworn to before me, this 1 day of March, 2022.

NOTARY PUBLIC

My commission expires: 3/15/2025

JULIA M. WOOD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 3-15-2025

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. A as shown on the Plan attached as Exhibit "C" to the Master Declaration of Covenants, Conditions and Restrictions for Nebraska Burns Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20080502-0044767, Register's Office for Davidson County, Tennessee, together with the appurtenant interest in the common elements, and being a part of Lot No. 1 as shown on the Plan of Nebraska Burns Subdivision, of record in Plat Book 8250, Page 233, Register's Office for Davidson County, Tennessee, all to which reference is hereby made for a more complete description.

Being the same property conveyed to SEAN MICHAEL YOUNG and MARISSA KIM YOUNG, as co-Trustees of THE SEAN & MARISSA YOUNG LIVING TRUST, U/A dated May 27, 2020, of record in Instrument No 20200602-0056521, Register's Office for Davidson County, Tennessee, dated May 27, 2020, and recorded on June 2, 2020.

This is improved property more commonly known as 4806 B Nebraska Avenue, Nashville, TN 37209.

TAX PARCEL NUMBER: 103-03-0-D-001.00CO

True Copy Certification

I, Julia M. Wood, 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 correct copy of the original document executed and authenticated according to law on March 10, 2022

Signature

March 10, 2022
Date

State of Tennessee
County of Williamson

Personally appeared before me, a notary public for said County and State, Julia M. Wood, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Hillary Torrence
Notary Public

03/10/2022
Date

My Commission Expires: 12/16/2024

HILLARY TORRENCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY