Karen Johnson Davidson County
Batch# 844855 DEEDQC
04/25/2022 11:26:46 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220425-0047247

THIS INSTRUMENT PREPARED BY:
Martin Heller Potempa & Sheppard
1935 21st Avenue South, Suite 100
Nashville, Tennessee 37212
(615) 800-7096

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is: $0.00

Carol Grace Anderson
CAROL G. ANDERSON, AFFIANT

SHELLEY A. MASON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Comm. Expires 11/03/2025

Subscribed and sworn to before me, this 13th day of April 2022.

Shelley Mason
NOTARY PUBLIC

My Commission Expires: 11-3-2025

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
CAROL GRACE ANDERSON, CO-TRUSTEE 536 Rivercrest Cove Nashville, TN 37214	New Owner	Map No.: 85 14-0-A Parcel No.: 16 CO

FOR AND IN CONSIDERATION of Zero and No/100ths Dollars ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, Carol G. Anderson, ("Grantor") do hereby quitclaim, transfer and convey unto Carol Grace Anderson and Coleman D. Murphy, Co-Trustees of the Amended and Restated Carol Grace Anderson Revocable Trust, created April 13, 2022, its successors and assigns, all of my right, title and interest in certain real property in the County of Davidson, State of Tennessee, identified below.

This is improved property known as 536 Rivercrest Cove, Nashville, TN 37214, and more particularly described as follows:

BEING Lot No. 16, on the Plan of First Revision, River Crest, of record in Plat Book 9700, Pages 465 and 466, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Carol G. Anderson, unmarried, from Frank Baston Homes, Inc. by Warranty Deed recorded in the Register's Office of said county and state at Book 11504, Page 181.

This conveyance is subject to Restrictive Covenants of record in Book 10578, Page 683, Register's Office for said County. This conveyance is subject to all terms and provisions of the By-Laws of record in Book 10578, Page 699, said Register's Office.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This quitclaim deed was prepared based upon information provided by the parties and no independent title examination was prepared in preparation of this deed.

IN WITNESS WHEREOF, Grantor has executed this instrument on this the 13th day of April 2022.

Carol Grace Anderson

Carol G. Anderson, Grantor

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Carol G. Anderson**, the Grantor, 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 and official seal at office, this 13th day of April 2022.

Shelley Mason

Notary Public

My Commission Expires: 11-3-2025

