Karen Johnson Davidson County
Batch# 856267 DEEDQC
05/17/2022 08:07:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220517-0056280

Record and Return Mail To:
This Instrument Prepared By:
S. Brad Dozier, Attorney-at-Law
PO Box 2787
Brentwood, TN 37024
(615) 259-2670

Prepared from information supplied by the parties.
No title search.
No consideration.

QUITCLAIM DEED

Address of New Owner:
Joseph John Curl, Trustee
Curl-Parrott Living Trust
444 Landings Way
Mt. Juliet, TN 37122

Send Tax Bills To:
Same

Map and Parcel No.
087-02-0A-045.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Joseph J. Curl and Donna Gayle Parrott, husband and wife**, ("Grantors") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Joseph John Curl, Trustee, of the Curl-Parrott Living Trust dtd 4/29/2022** ("Grantee"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being all of Lot No. 71 on the Plan of Final Plat Cobblestone Landing Phase I, as shown on plat of record in Instrument 20050822-0099471, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Bridget L. Allen, a single person by Warranty Deed from Mitch Chalos and wife, Kim Chalos, dated January 27, 2011 and recorded February 1, 2011 of record in Instrument 20110201-0008726, register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joseph J. Curl and Donna Gayle Parrott, husband and wife, by Warranty Deed from Bridget L. Allen dated January 23, 2019 and recorded January 24, 2019 as Instrument No. 20190124-0006936 in the Davidson County, Tennessee Register of Deed's Office

This conveyance is subject to: All matters shown on the plat of record in Instrument No.20050822-0099471; Covenants, conditions, restrictions and easements, if any, recorded as Instrument No. 200508290103476 and Amendment to Declaration recorded as Instrument No. 2016041300354 78 and Instrument No. 2016041300354 79, Assignment of Declarant's Rights recorded as Instrument No. 201010050079535 and Instrument No. 201010290086759 and Instrument No. 201504090031383, Amendment to Bylaws recorded as Instrument No. 201604130035480; Stormwater Detention Agreement, including terms and conditions thereof as recorded in Instrument No. 20031106016321 O, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of 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 ***444 Landings Way, Mt. Juliet, TN 37122.***

This legal description is the same as in the previous deed of record. Grantor and Grantees acknowledge that this deed was prepared from the information provided by them and no title search was performed by the preparer.

IN WITNESS WHEREOF, the Grantors hereby affixes his signature on this the 29th day of April, 2022.

Joseph J. Curl, Grantor

Donna Gayle Parrott, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Joseph J. Curl and Donna Gayle Parrott**, with whom I am personally acquainted, and who acknowledged, upon oath, they purposefully executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of April, 2022.

Notary Public

My Commission Expires: **08/18/2024**

S. BRAD DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is Zero and 00/100 Dollars ($0.00).

Joseph J. Curl, Trustee/Grantee/Affiant

Sworn to and subscribed to before me, this the 29th day of April, 2022.

Notary Public

My Commission Expires: **08/18/2024**

S. BRAD DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON