Karen Johnson Davidson County
Batch# 862271 DEEDQC
05/25/2022 10:26:30 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20220525-0060601

70625338 -7466173

----------SPACE ABOVE THIS LINE FOR RECORDER'S USE----------

After recording return to:
Amrock LLC.
662 Woodward Avenue Detroit Michigan 48226

NEW OWNER(S) and
send tax bill to:
Jason Anthony Carnicelli and Lauren Ashley Carnicelli
704 Georgetown Dr Nashville, TN 37205-1121

Real Estate Tax ID Number: **115-03-0-089-00, 11503008900**

QUITCLAIM DEED

Under T.C.A. Section 66-5-103(B)(2)

This No Consideration Deed transfers to a revocable living trust created by the same transferor or by a spouse of the transferor, or transfers by the trustee of a revocable living trust back to the same transferor or to the transferor's spouse; or is a deed executed by the trustee of a revocable living trust to implement a testamentary devise by the trustor of the trust and as such, are exempt from transfer tax pursuant to TN Code Section 67-4-409 (a)(3)(F) or (G).

THIS QUITCLAIM DEED, made this 23rd day of July ,20 21 , by and between **Jason Anthony Carnicelli and Lauren Ashley Carnicelli, husband and wife,** whose post office address is **704 Georgetown Dr., Nashville, TN 37205,** as party or parties of the first part, (hereinafter referred to as "Grantor"), and **Jason Anthony Carnicelli and Lauren Ashley Carnicelli, Co-Trustees of the Carnicelli Family Trust, dated June 8, 2021,** whose post office address is, **704 Georgetown Dr., Nashville, TN 37205,** as party or parties of the second part, (hereinafter referred to as "Grantee") (the words "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors, and assigns where the context requires or permits);

WITNESSETH

That for and in consideration of the sum of **TEN DOLLARS ($10.00)** cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration., the Parties of the First Part have quitclaimed to the Parties of the Second Part, all interest in the following described property, situate, lying and being in **Davidson County, Tennessee,** to-wit:

DR1 70625338QC10101010207

SEE ATTACHED EXHIBIT "A" AND INCORPORATED HEREIN.

PROPERTY ADDRESS: 704 Georgetown Dr Nashville, TN 37205-1121

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed these presents, together or in counterpart, the day, month and year first above written.

(SIGNATURES ON THE FOLLOWING PAGE(S))

DR1, 70625338QC101010307.

(SEAL)
Lauren Ashley Carnicelli

STATE OF Tennessee

COUNTY Davidson, to wit:

Personally appeared before me, a Notary Public of said county and State, **Lauren Ashley Carnicelli, the** within named grantor(s), with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that such person (or persons) executed this instrument for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Erica Davis

Notary Public

Name: Erica Davis

Commission Expiration Date: 03/06/2024

ERICA DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024

DR1 70625338QC10101050?

Jason Anthony Carnicelli (SEAL)
Jason Anthony Carnicelli

STATE OF Tennessee

COUNTY Davidson, to wit:

Personally appeared before me, a Notary Public of said county and State, **Jason Anthony Carnicelli, the** within named grantor(s), with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that such person (or persons) executed this instrument for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Erica Davis

Notary Public

Name: Erica Davis

Commission Expiration Date: 03/06/2024

ERICA DAVIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024

DR1, 70625338QC101010407.

SEE ATTACHED EXHIBIT "A" AND INCORPORATED HEREIN.

PROPERTY ADDRESS: 704 Georgetown Dr Nashville, TN 37205-1121

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed these presents, together or in counterpart, the day, month and year first above written.

(SIGNATURES ON THE FOLLOWING PAGE(S))

DR1 70625338QC101010307

EXHIBIT A

Legal Description:

Tax Id Number(s): 115-03-0-089-00, 11503008900

Land situated in the County of Davidson in the State of TN

BEING LOT NO. 31 ON THE PLAN OF BROOK MEADE, SECTION THREE, OF RECORD IN PLAT BOOK 2133, PAGE 116, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. SAID LOT NO. 31 FRONTS 160.00 FEET ON THE NORTHERLY MARGIN OF GEORGETOWN DRIVE AND EXTENDS BACK 200.0 FEET ON THE EASTERLY LINE AND 305.00 FEET ON THE WESTERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 197.9 FEET THEREON.

Parcel Identification Number: 115-03-0-089-00, 11503008900
Commonly Known As: **704 Georgetown Dr Nashville, TN 37205-1121**

Being the same property conveyed to Jason Anthony Carnicelli and Lauren Ashley Carnicelli, husband and wife, by deed dated July 23rd 2021 **of record in Deed Instrument/Case No.** 202205250060599**, in the County Clerk's Office.**

DR1 70625338QC10101070

Tennessee Certification of Electronic Document

I, Sam Rider, 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 7/23/2021 (date of document).

Affiant Signature

May 12, 2022
Date

State of Michigan

County of Wayne

Sworn to and subscribed before me this 12 day of May, 2022

Notary's Signature

MY COMMISSION EXPIRES: 6/29/2025

NOTARY'S SEAL

KELLY L. SCOTT
Notary Public, State of Michigan
County of Macomb
My Commission Expires Jun. 29, 2025
Acting in the County of WAYNE

202205250060601