This Instrument Prepared by:
BARBARA J. MOSS
Elder Law of Nashville PLC
162 Woodmont Blvd
Nashville, TN 37205

From information furnished by the parties

Karen Johnson Davidson County
Batch# 863220 DEEDQC
05/26/2022 03:20:00 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220526-0061512

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION.

James W. Cunningham

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 25th day of May 2022.

NOTARY PUBLIC

SHANNON LASHLEE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires 10/2/23

[Exempt from Taxation Pursuant to T.C.A. § 67-4-409(3)(A)(ii)]

QUITCLAIM DEED

ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
James W. Cunningham Irrevocable Trust 202 Lakebrink Drive Nashville, TN 37214	Same	096-16-0-A 085.00 CO

FOR NO MONETARY CONSIDERATION, I, **James Cunningham**, by these presents do hereby quitclaim and convey unto **James W. Cunningham Irrevocable Trust**, all my right, title and interest in and to the following described tract of land in Davidson County:

Being all of Lot No. 83 on the plan of Larchwood, Phase One-A, Section Four, a Planned Unit Development of record in Plat Book 62, Page 924 as amended in Plat Book 6900, Page 843, Register's Office for Davidson County,

Tennessee, to which plat reference is hereby made for a more complete description.

Being all of the same property conveyed to James W. Cunningham by Warranty Deed dated July 14, 2010 by Timothy L. McKinney, unmarried, of record in Instrument Number 20100723-0057765, Register's Office for Davidson County, Tennessee.

This improved property is known as **202 Lakebrink Drive, Nashville, Tennessee 37214.**

Witness my hand this 25th day of May 2022.

James W. Cunningham

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **James W. Cunningham,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 25th day of May 2022.

Shannon Lashlee

My Commission Expires: 10/2/2023

