Karen Johnson Davidson County
Batch# 867577 DEEDQC
06/06/2022 10:20:31 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220606-0064643

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

This Deed was prepared based on information provided by the parties and no independent title examination was prepared.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is: $0.00

JONATHAN ADAM LANNING, AFFIANT

Subscribed and sworn to before me, this 31 day of May 2022.

NOTARY PUBLIC

My Commission Expires: 02-01-2023

JESSICA ANN CLEGG STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 02-01-2023

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
BETTY CHERYLE LANNING, TRUSTEE 513A Moore Ave., Nashville, TN 37203	New Owner	Map and Parcel No.: 104 10 0 227.00

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, Jonathan Adam Lanning, a single man, ("Grantor") do hereby quitclaim, transfer and convey unto Betty Cheryle Lanning, Trustee of the Jonathan A. Lanning Irrevocable Investment Services Trust, created April 21, 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 2816 Blair Boulevard, Nashville, TN 37212, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Fairfax Place, Block 7 Resub. Lots 18, 19, & Pt. Lot 20, of record in Book 5190, Page 127, Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Jonathan Adam Lanning, a single man, from Linda A. Bengson and Darrell K. Bengson, husband and wife, by Warranty Deed, recorded in the Register's Office of said county and state in Instrument No. 20220429-0049505.

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 31 day of May 2022.

JONATHAN ADAM LANNING, 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 **Jonathan Adam Lanning,** the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31 day of May 2022.

Notary Public

My Commission Expires: 02-01-2023

JESSICA ANN CLEGG
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 02-01-2023