Karen Johnson Davidson County
Batch# 868902 DEEDQC
06/09/2022 08:36:47 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220609-0065699

This Instrument was prepared from information furnished by the parties without the benefit of a title examination.

This instrument prepared by:

Name: Jeffrey S. Strickland, Esq.
Firm: Strickland Law, PLLC
Address: 3200 West End Avenue, Suite 500
Nashville, Tennessee 37203
Phone Number: 615-739-6746

Address/Owners:	Send Tax Bills To:	Map Parcel
Ralph M. McAdams, III, Trustee	Ralph M. McAdams, III, Trustee	04302008700
1243 Old Dickerson Road	1243 Old Dickerson Road	
Goodlettsville, Tennessee 37072	Goodlettsville, Tennessee 37072	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar and 00/100 ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Ralph M. McAdams, Jr. ("Grantor"), does hereby convey and quitclaim unto Ralph M. McAdams, III, Trustee, of the Ralph M. McAdams, Jr. Revocable Trust ("Grantee"), all rights, title and interest in and to the following described tract or parcel of land located in Davidson County, Tennessee, and more particularly as follows:

Being Lot No. 70 on the Plan of Farview, Section III, as of record in Book 3700, Page 113, Register's Office for Davidson County, Tennessee, described as follow:

Beginning at a point in the westerly margin of May Drive at the corner of Lots 69 and 70; thence with the margin of said Drive, southerly 85 feet to a point in the beginning of a curve; thence around said curve, southwesterly 39.3 feet to a point in the northerly margin of May Court South; thence with the margin of the same, westerly 98 feet to the corner of Lot No. 71; thence with the line between Lots 70 and 71, northwardly 110 feet to a corner of Lot No. 69; thence with the line between Lots 69 and 70, easterly 123 feet to the beginning.

In accordance with Tennessee Code Annotated Section 66-24-121, the foregoing legal description is the same as in the previous deed of record.

Being the same property conveyed to Ralph M. McAdams, Jr., by quitclaim deed from Rebecca W. McAdams, dated February 3, 1983, of record in Book 6002, Page 504, Register of Deeds' Office for Davidson County, Tennessee, to which reference is made for a more complete and accurate description.

This is improved property known as 701 May Drive, Madison, Tennessee 37115.

This conveyance is subject to recorded restrictions, easements, setback lines applicable, property taxes, utilities lines, and any applicable plat of record.

IN TESTIMONY WHEREOF, I have hereunto set my hands this 6th day of June, 2022.

Ralph M. McAdams, Jr.

STATE OF TENNESSEE)
) ss
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for the County and State aforesaid, appeared Ralph M. McAdams, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 6th day of June, 2022.

Notary Public

JEFF STRICKLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: September 2, 2024

I hereby swear or affirm that the actual consideration for this transfer is $0.00.

Ralph M. McAdams, Jr.

STATE OF TENNESSEE)
) ss
COUNTY OF DAVIDSON)

Sworn and subscribed before me this 6th day of June, 2022.

Notary Public

JEFF STRICKLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: September 2, 2024