Karen Johnson Davidson County
Batch# 869099 DEEDQC
06/09/2022 02:30:41 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220609-0065940

THIS DOCUMENT PREPARED BY **BRIAN S. SHELTON** Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240 Nashville, Tennessee 37215	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is NONE. L. Ralph Affiant Subscribed and sworn to before me, this 26 day of May, 2022. Notary Public My Commission Expires: 1/11/2026

BRIAN S SHELTON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF WILLIAMSON

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers
Jeffrey Clayton Foster and Kerri Edwards Foster, Trustees of The Foster Family Trust dated May 26th, 2022 139 Jefferson Square Nashville, TN 37215	SAME	131 050 A 139.00 CA

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, We, **Jeffrey Clayton Foster and Kerri Edwards Foster, as tenants by the entirety**, hereinafter called the Grantors, have quitclaimed, and by these presents do transfer, convey, release and quitclaim unto **Jeffrey Clayton Foster and Kerri Edwards Foster, Trustees of The Foster Family Trust dated May 26th, 2022**, hereinafter called the Grantees, and the Grantees' successors, heirs and assigns, all of the Grantors' rights, titles

and interests in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instruments of record.

Tennessee Code Annotated Section 35-15-510 shall apply to this property and any proceeds of this property.

Grantors and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian S. Shelton or Carter Shelton, PLC perform a title examination; and that neither Brian S. Shelton nor Carter Shelton, PLC shall have any liability for the status of the title to the property or for the accuracy of such information. Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 26th day of May 2022.

Jeffrey Clayton Foster

Kerri Edwards Foster

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 Jeffrey Clayton Foster and Kerri Edwards Foster, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26 day of May, 2022.

Notary Public

My Commission Expires: 1/11/2026

BRIAN S SHELTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

EXHIBIT A

Legal Description

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:
A Certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 139 on the plan of Section one, Jefferson Square Townhouses Condominium Apartments, of record in Book 4675, Page 12, Register's Office for said County, reference to the record thereof being hereby made for full particulars.

Being the same property conveyed to Jeffrey Clayton Foster and Kerri Edwards Foster, as tenants by the entirety, by deed of record as Instrument Number 20220609-0065939, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved property known as 139 Jefferson Square, Nashville, TN 37215.