Karen Johnson Davidson County
Batch# 873968 DEEDQC
06/21/2022 08:54:36 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220621-0070072

Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Benjamin N. Leven and
Sharece D. Thrower, Co-Trustees
Leven-Thrower Family Revocable Living Trust
207 54th Avenue North
Nashville, TN 37209

Send Tax Bills To:
New Owner

Map and Parcel No.
103 03 0 289.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Benjamin N. Leven and Sharece D. Thrower, a married couple**, ("Grantors") this day have bargained and sold, and hereby quitclaim, convey and transfer unto **Benjamin N. Leven and Sharece D. Thrower, Co-Trustees, Leven-Thrower Family Revocable Living Trust Agreement dated June 17, 2022** ("Grantees"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being Lot No. 10, on the plan of Revision of Lots 3-11, Hood Subdivision, of record in Instrument No. 20020604-0067571, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to **Benjamin N. Leven and Sharece D. Thrower, a married couple**, by Warranty Deed dated August 23, 2021, from **Build Nashville, LLC, a Tennessee Limited Liability Company**, recorded in Instrument No. 20210825-0114842 Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **207 54th Avenue North, Nashville, TN 37209.**

(Legal description from prior deed of record).

Section 35-15-510 of the Tennessee Code Annotated shall apply to the real property described herein.

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 17th day of June 2022.

Benjamin N. Leven

Sharece D. Thrower

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Benjamin N. Leven**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of June 2022.

Notary Public

RUSSELL T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires:
9/16/2023

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Sharece D. Thrower**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of June 2022.

Notary Public

My Commission Expires:
9/16/2023

RUSSELL T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 17th day of June 2022.

Notary Public

My Commission Expires:
9/16/2023

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY