Karen Johnson Davidson County
Batch# 887415 DEEDQC
07/12/2022 10:20:41 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20220712-0079872

This Instrument Prepared By and Returned To:

The Law Office of Trent Linville, PLLC
725 Cool Springs Blvd, Ste. 600
Franklin, TN 37067

After Recording Return To The Above.

The actual consideration for this transfer is $0.

Joseph T Sullivan
Affiant

Sworn to and subscribed before me this 22nd day of June, 2022.

KATHERINE LYNN VAUGHN STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY

Notary Public
My Commission Expires: 04/22/26

QUITCLAIM DEED

THIS INDENTURE, made this 22nd day of June, 2022, among:

JOSEPH T. SULLIVAN AND EILEEN M. SULLIVAN, HUSBAND AND WIFE

of DAVIDSON County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "Grantor")

AND

MAURA SULLIVAN HILL AND JULIE SULLIVAN, TRUSTEES OF THE SULLIVAN IRREVOCABLE TRUST DATED JUNE 22, 2022

of Davidson and Williamson Counties, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "Grantee").

WITNESSETH:

THAT the Grantor, for and in consideration of $10.00 Dollars and other good and valuable consideration, paid in hand, the receipt and sufficiency of which is hereby acknowledged, does grant, bargain, sell, transfer, convey and set over unto Grantee the following described real property hereinafter referred to as the "Premises".

Land in Davidson County, Tennessee, being Lot No. 126 on the Plan of Final Plat of Brookview Forest, Phase IV, of record in Plat at Instrument No. 20061107-0138639, 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 Joseph T. Sullivan and Eileen M. Sullivan, Husband and Wife, by Warranty Deed from Shane Troup, an unmarried man and Katy Rayburn, an unmarried woman, of record in Instrument No. 20210917-0125313 Register's Office for Davidson County, Tennessee, dated September 15th, 2021 and recorded September 17th, 2021.

This improved property is known as 3625 Fair Meadows Court, Nashville, TN 37211.

THIS DEED has been prepared solely upon information furnished by **Joseph and Eileen Sullivan.** There has been no examination of the title by the preparer who assumes no responsibility for the accuracy of the information shown herein.

THE SOURCE of the above description is derived from the previous deed of record, no boundary survey having been made at the time of this conveyance.

WHENEVER in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises

IN WITNESS WHEREOF the undersigned have executed this instrument on the date first above written.

Joseph T Sullivan

Joseph T. Sullivan

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, Joseph T. Sullivan, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 22nd day of June, 2022

Notary Public
My Commission Expires: 04/22/20

KATHERINE LYNN VAUGHN
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

Eileen M. Sullivan

Eileen M. Sullivan

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, Eileen M. Sullivan, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 22nd day of June, 2022

Notary Public
My Commission Expires: 04/22/26

KATHERINE LYNN VAUGHN
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

TAX MAP PARCEL: 180-04-0B-116.00-CO

Owner Name & Property Address:

Maura Sullivan Hill and Julie Sullivan, Trustees of the Sullivan Irrevocable Trust dated June 22, 2022
3625 Fair Meadows Court
Nashville, TN 37211

Responsible Party For Taxes:

Maura Sullivan Hill and Julie Sullivan, Trustees of the Sullivan Irrevocable Trust dated June 22, 2022
3625 Fair Meadows Court
Nashville, TN 37211