Karen Johnson Davidson County
Batch# 893193 DEEDQC
07/25/2022 12:47:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20220725-0084717

THIS INSTRUMENT PREPARED BY: **Alice M. Bohannon, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Mildred Clare Tilley Mildred Clare Tilley, Affiant Subscribed and sworn to before me, this 22nd day of July, 2022. Alice M. Bohannon Notary Public My Commission Expires:

ALICE M. BOHANNON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2022

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Richard Baird Stewart and/or Mildred Clare Tilley, Trustees 4413 Howell Place Nashville, TN 37205	SAME	Map 130-02 Parcel 151

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that 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, **Mildred Clare Tilley**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real

property to a revocable inter-vivos (living) trust established by the Grantor and the Grantor's spouse, hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Richard Baird Stewart and/or Mildred Clare Tilley, Trustees of the Springdale Living Trust, established by the Revocable Trust Agreement of Richard Baird Stewart and Mildred Clare Tilley dated July 22, 2022**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

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

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

WITNESS my hand this 22nd day of July, 2022.

Mildred Clare Tilley

Mildred Clare Tilley

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 Mildred Clare Tilley, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 22nd day of July, 2022.

My Commission Expires: _____

ALICE M. BOHANNON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2022

Alice M. Bohannon

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 4 on the plan of A Subdivision of Parts of Lots 10-44B-45 of Bellemeade Plan No. 2 of record in Book 421, page 98, in the offices of the Register of Deeds for Davidson County, Tennessee.

Said Lot No. 4 fronts 175 feet on the southerly margin of Howell Place and extends back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Mildred C. Tilley by deed dated July 7, 2005, from Richard B. Stewart, of record in Instrument No. 20050615-0068722 in said Register's Office.

Mildred Clare Tilley and Mildred C. Tilley are one and the same person.

This is improved property known as 4413 Howell Place, Nashville, Davidson County, Tennessee 37205.

CERTIFICATE OF AUTHENTICITY

I, Alice M. Bohannon, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on July 22, 2022.

07-25-2022
Date

Alice M. Bohannon
Alice M. Bohannon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 25th day of July, 2022.

Lindsay Hamada
Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

