Karen Johnson Davidson County
Batch# 896379 DEEDQC
08/01/2022 08:28:27 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220801-0086833

EXEMPT FROM TRANSFER TAX:

The True and Actual Consideration Paid for this Transfer, Stated in Terms of Dollars, is -0-.

Transfer to Present Owners' Revocable Trust who is the beneficiary of the Trust or back to original owner and is exempt under TCA 67-4-409(a)(3)(F).

No oath of value shall be required in any transaction that is exempt from tax. TCA 67-4-409(a)(5)

Prepared by parties to this instrument:
Jason Caudill and Christy D. Caudill
2766 Lower Walkers Creek Road
Goodlettsville, TN 37072 (615) 500-5713

When recorded, mail this to:
JASON CAUDILL and
CHRISTY DARLENE CAUDILL, TRUSTEES
2766 LOWER WALKERS CREEK ROAD
GOODLETTSVILLE, TN 37072

Owner/Person responsible for payment of taxes is, and mail tax statements to:
JASON CAUDILL and
CHRISTY DARLENE CAUDILL, TRUSTEES
2766 LOWER WALKERS CREEK ROAD
GOODLETTSVILLE, TN 37072

QUITCLAIM DEED

GRANTORS, JASON CAUDILL and CHRISTY D. CAUDILL, husband and wife, whose mailing address is 2766 Lower Walkers Creek Road, Goodlettsville, TN 37072, of Davidson County in the State of Tennessee, the undersigned Grantors, for **NO CONSIDERATION**, do hereby remise, release and forever quitclaim to

GRANTEES, JASON CAUDILL and CHRISTY DARLENE CAUDILL, as TRUSTEES of THE CAUDILL FAMILY LIVING TRUST dated July 26th, **20**22, whose mailing address is 2766 Lower Walkers Creek Road, Goodlettsville, TN 37072,

the following described real property in the County of **DAVIDSON**, State of **TENNESSEE**:

Land in the 10th Civil District of Davidson County, Tennessee, being Lots 12 & 15 inclusive of the Plan of Union Hill Baptist Church Subdivision, not of record described together according to a survey by N.E. Cummings, St., as follows:

Beginning in the center of Lower Walkers Road at the corner of Lots 11 and 12 of said Subdivision, being North 46 degrees 00 minutes East 400 feet North 53 degrees 00 minutes East 150 feet, North 33 degrees 00 minutes East 205 feet from the Northwesterly corner of Lot Number 5 on said subdivision conveyed to Clyde Wilson Darnell and wife, Ellen Biggers Darnell by Deed from Jamie D. Strickland and wife of record in Book 2797, Page 412, Register's office for said County; thence with the center of said road North 46 degrees 00 minutes East 400 feet; thence North 59 degrees 00 minutes East 50 feet to the Westerly boundary line of the Jack Hitt property being 94 feet South of the Northwest corner of said property; thence with said Hitt's western boundary line southerly 620 feet to the corner of Lot Nos. 11 and 12; thence with the line between said two lots northwesterly 458 feet to the beginning.

Map and Parcel No. 01700011400

The address of such real estate is commonly known as: 2766 Lower Walkers Creek Road, Goodlettsville, Tennessee

Being the same property as that deed recorded April 18, 2006, Document No. 20060418-0043845, records of Davidson County, and subject to all conditions, covenants, restrictions, reservations, easements, rights, and rights of way of record, if any, to current taxes, and to any other matters of record affecting said property.

Together with all the PRIVILEGES AND APPURTENANCES to the same belonging.

IN WITNESS WHEREOF, Grantors have executed this deed this 26 day of July, 2022.

Jason Caudill
JASON CAUDILL

Christy D Caudill
CHRISTY D. CAUDILL

STATE OF TENNESSEE
COUNTY OF ROBERTSON

On this 26 day of July, 2022, before me personally appeared JASON CAUDILL and CHRISTY D. CAUDILL, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person's/persons' free act and deed.

Seal

MARY STAR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMM. EXPIRES MARCH 2, 2025

Mary Star
Signature of Notary Public

My commission expires: 3/2/2025