Karen Johnson Davidson County
Batch# 900549 DEEDQC
08/08/2022 02:53:31 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220808-0090186

FROM:

TODD ANTHONY HILBERT

TO:

BRIAN SHELTON, TRUSTEE

FROM:

BRIAN SHELTON, TRUSTEE

TO:

TODD ANTHONY HILBERT & WIFE, LAURIE STEELE HILBERT, AS TENANTS BY THE ENTIRETY

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:

Brian 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.

Affiant

Subscribed and sworn to before me, this 29 day of June, 2022.

L. Ralph
Notary Public

My Commission Expires: 7/7/25

LUCY RALPH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 07, 2025

Address new owners as follows:	Send Tax Bills to:	Map-Parcel Numbers:
Todd Anthony Hilbert and wife, Laurie Steele Hilbert 1705 Warfield Drive Nashville, Tennessee 37215	SAME	131-4-251

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and for the express purpose of making a re-conveyance to create a tenancy by the entirety with my wife, I, Todd Anthony Hilbert, hereby remise, release and quitclaim unto Brian Shelton, Trustee, his successors and assigns, the tracts of land described on Exhibit A attached hereto. Exhibit A is incorporated herein by this reference.

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.

And now, I, the said Brian Shelton, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby remise, release and quitclaim unto Todd Anthony Hilbert and wife, Laurie Steele Hilbert, their heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is quitclaimed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 29 day of June, 2022.

Todd Anthony Hilbert

Brian Shelton, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Todd Anthony Hilbert, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, the 29 day of June 2022.

My Commission Expires: 7/7/25

L. Ralph
Notary Public

LUCY RALPH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES JULY 07, 2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brian Shelton, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29 day of June, 2022.

My Commission Expires: 7/7/25

L. Ralph
Notary Public

LUCY RALPH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES JULY 07, 2025

EXHIBIT A

Legal Description

LAND in Davidson County, Tennessee, being the easterly part of Lot No.60, in M.N. Young's Park View Subdivision, a plan of which is of record in Book 547, page 173, Register's Office for Davidson County, Tennessee.

Said easterly part of Lot 60 fronts 107.8 feet on the south margin of Glenwood Avenue and runs back 195 feet, more or less, on its easterly line to a dead line; and 185 feet, more or less, on its westerly line to said dead line, on which it shows 88 feet.

Being the same property conveyed to Todd Anthony Hilbert by deed from Tamara Hilbert, of record in Instrument number 20170907-0092173, Register's Office for Davidson County, Tennessee and being the same property inherited by Todd Anthony Hilbert and Tamara Hilbert from Joyce Thurnherst Hilbert by her Last Will and Testament dated March 23, 2015 and probated in the Seventh Circuit Court for Davidson County, Tennessee in Case No. 17P214, said Final Order and Last Will and Testament filed for record in Instrument No 20170907-0092171 and 20170907-0092172, Register's Office for Davidson County, Tennessee.

This is improved property known as 1101 Glenwood Avenue, Nashville, Tennessee 37204.