Name and Address of New Owner:
Michael Kenner
5916 Morrow Road
Suite 100
Nashville, TN 37209

Send Tax Bills To:
New Owner

Karen Johnson Davidson County
Batch# 903305 DEEDQC
08/15/2022 01:12:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220815-0092434

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 09106035100

## QUITCLAIM DEED

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 legal sufficiency of which are hereby irrevocably acknowledged, **Michael Kenner as Trustee for the Michael Kenner Revocable Living Trust dated March 25, 2022,** "the Grantor," convey and quitclaim unto **Michael Kenner, unmarried,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 4, on the Plan of Morrow Road Division, of record in Plat Book 6200, page 829, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Michael Kenner by Warranty Deed from Gary C. Duke, unmarried, recorded on September 10, 2014, of record in Instrument No. 20140910-0082895, Register's Office for Davidson County, TN.

Being the same property conveyed to the Michael Kenner Revocable Living Trust dated March 25, 2022 by QuitClaim Deed from Michael Kenner, recorded on April 8, 2022 and of record in Instrument No. 20220408-0040802, Register's Office for Davidson County, Tennessee.

This is improved property known as 5513 Morrow Rd., Nashville, TN 37209.

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

**GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.**

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 12th day of August, 2022.

Michael Kenner Revocable Living Trust dated March 25, 2022

(SEAL)
Michael Kenner, Trustee

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

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

WITNESS my hand and ~~official seal~~ this 12th day of August, 2022.

Notary Public
My commission expires: 3/3/25

DELANA LOWHORN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

**AFFIDAVIT OF VALUE**

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
12th day of August, 2022.

Notary Public
My commission expires: 3/3/25

DELANA LOWHORN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

File # 2021-3501

**Tennessee Certification of Electronic Document**

I, Sharon Fernandez, 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 8/12/22 (date of document).

Affiant Signature

8/15/22
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 15 day of August, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 3/3/26

NOTARY'S SEAL

