AFTER RECORDING RETURN TO:
METLIFE LEGAL PLANS DEEDS
8940 MAIN STREET, SUITE 2
CLARENCE, NY 14031
File No. Andrew James Wright

Karen Johnson Davidson County
Batch# 906826 DEEDQC
08/23/2022 03:57:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20220823-0095327

This document prepared by:
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866-333-3081

Parcel ID No.: 007-00-0-138

# QUIT CLAIM DEED

THIS DEED made and entered into on this 10 day of August, 2022, by and between **Andrew Wright, a married man who took title as unmarried, joined in execution by his spouse Kristen Yvonne Wright**, whose address is 1864 Fox Chase Dr, Goodlettsville, TN 37072, hereinafter referred to as Grantor(s) and **Andrew James Wright and Kristen Yvonne Wright, as trustees of the Andrew James Wright and Kristen Yvonne Wright Revocable Living Trust dated March 18, 2022**, whose address is 1864 Fox Chase Dr, Goodlettsville, TN 37072, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Davidson County, TENNESSEE:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Property commonly known as: 1864 Fox Chase Dr, Goodlettsville, TN 37072

Being the same property conveyed to the Grantor(s) in a prior Deed recorded under Document Number: 20200528-0054782, recorded on 05/28/2020 in Davidson County, TENNESSEE.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

**Andrew Wright**

**Kristen Yvonne Wright**

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, Andrew Wright and Kristen Yvonne Wright, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Sumner County, this 10 day of August, 2022.

HILARY SPELLINGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission expires: December 16, 2025

# VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Affiant

STATE OF TN
COUNTY OF DAVIDSON

Sworn to before me this 20th day of August, 2022.

Notary Public
My Commission Expires: December 16, 2025

HILARY R. SPELLINGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Name and address for person(s) responsible for taxes:

**Andrew James Wright and Kristen Yvonne Wright**
1864 Fox Chase Dr
Goodlettsville, TN 37072

Name and address of property owner:

**Andrew James Wright and Kristen Yvonne Wright**
1864 Fox Chase Dr
Goodlettsville, TN 37072

# EXHIBIT A
# LEGAL DESCRIPTION

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 14 on the Plan of Fox Chase Meadows, of record in Plat Book 5200, Page 194, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a complete description thereof. Being the same property conveyed to James E. Wilson and wife, Jo Anne Wilson by Deed dated September 26, 2016 from Claudette C. Dunn and spouse, William Randolph Dunn Jr, recorded September 27, 2016, in Instrument Number 20160927-0101718, Register's Office of Davidson County, Tennessee. The said James E. Wilson having since died and on December 18, 2016, leaving title vested in Jo Anne Wilson as surviving tenant by the entirety.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 5200, page 194, Register's Office for Davidson County, Tennessee.

2. Restrictions as recorded in Book 5498, page 848 and Book 6331, page 408, Register's Office for Davidson County, Tennessee.

APN: 007-00-0-138

PROPERTY COMMONLY KNOWN AS: 1864 Fox Chase Dr, Goodlettsville, TN 37072

# TRUE COPY CERTIFICATION

I, Frank Dec, do hereby make oath that I am a licensed attorney and the custodian of the original version of the electronic document tendered for registration herewith and executed on 08/10/2022 and authenticated according to law.

Dated: 08/23/2022

Signature

STATE OF NEW YORK

COUNTY OF ERIE

On the 23RD day of AUGUST, 2022, personally appeared before me, JIM ROALDI, a notary public for this country and state, FRANK DEC, who acknowledges that this certification of an electronic document is true and correct and who signature I have witnessed.

Notary Public's Signature

My Commission Expires 6/6/2025

Notary's Seal

JAMES ROALDI
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01RO6128100
Qualified in Erie County
Commission Expires June 06, 2025