Karen Johnson Davidson County
Batch# 916322 DEEDQC
09/13/2022 03:22:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220913-0102296

NEW OWNER:

Bowers Crew Revocable Trust
Taylor Reid Bowers &
Shauna Leigh Bowers, TEES
5224 Rustic Way
Old Hickory, TN 37138

SEND TAX BILLS TO:
New Owner

Map & Parcel: 075-04-0-111.0

THIS INSTRUMENT PREPARED BY:

Rouse Law Group, PLLC
2800 North Mount Juliet Road
Mount Juliet, Tennessee 37122

This instrument was prepared solely from information provided by the parties.

QUITCLAIM DEED

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged **TAYLOR BOWERS, a married man,** hereinafter called the Grantors, has quitclaimed to the **BOWERS CREW REVOCABLE TRUST UTA dated March 14, 2016 and as amended, Taylor Reid Bowers and Shauna Leigh Bowers, Co-Trustees**, hereinafter called the Grantee, its heirs and/or assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot (s) 380, as shown on the map entitled the Plan of Section Six, Tulip Grove, of record in Book 4460, page 19, 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 Taylor Bowers, a married man, by Warranty Deed from Joseph A. Lemons, an unmarried man, of record in Instrument 20170214-0015223, Register's Office for Davidson County, Tennessee, dated February 13, 2017 and recorded on February 14, 2017.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

WITNESS SIGNATURE(S) this 12th day of September, 2022.

TAYLOR BOWERS

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Taylor Bowers,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 12th day of September, 2022.

Notary Public

My commission expires: 4/22/23

CELIA STEWART ROUSE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ 0.00 .

Affiant

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

Notary Public

My commission expires: 4/22/23

CELIA STEWART ROUSE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Certificate of Authenticity

I, Celia Stewart-Rouse, 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 9/12/22.

Date

Celia Stewart Rouse

Affiant Signature

9/12/22

Date

State of Tennessee

County of Wilson

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

Notary's Signature

My Commission Expires: 4/22/23

Date

Notary's Seal

