Karen Johnson Davidson County
Batch# 918165 DEEDQC
09/19/2022 08:51:11 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220919-0103812

NEW OWNER:
John E. Burns, Co-Trustee
Cheryl A. Burns, Co-Trustee
3821 Leona Pass
Hermitage, TN 37076

THIS INSTRUMENT PREPARED BY:
Carolyn Christoffersen, Attorney At Law
105 Industrial Drive, Suite 7
Mt. Juliet, TN 37122

SEND TAX BILLS TO:
New Owner

File No. 19-0175

Prepared from information supplied by the parties; No title work performed or tax advice given.

Map/Parcel:
098-13-0C-179.00-CO

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 of which is hereby acknowledged, **John E. Burns and Cheryl A. Burns, husband and wife,** do hereby convey their interest in the below property unto **John E. Burns and Cheryl A. Burns, Trustees of the John E. Burns and Cheryl A. Burns Revocable Living Trust, under agreement dated September 13, 2022,** its heirs and assigns, forever, all of their right, title and interest in and to the following tracts or parcels of land, situate and lying in Davidson County, Tennessee, bounded and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 172 on the Final Plat Phase 5, Section 1, The Meadows of Seven Points of record in Plat at Instrument No. 20060522-0059944, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to John E. Burns and Cheryl A. Burns, husband and wife, by Warranty Deed from Vido J. Vareika and wife, Jodi E. Vareika, dated September 12, 2014 and of record in Instrument No. 20140917-0085442, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 3821 Leona Pass, Hermitage, TN 37076.

WITNESS SIGNATURE(S) this 13th day of September, 2022.

John E. Burns

Cheryl A. Burns

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, **John E. Burns and Cheryl A. Burns**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 13th day of September, 2022.

Notary Public

CAROLYN M. CHRISTOFFERSEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My commission expires: 09/23/2025

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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 13th day of September, 2022.

Notary Public

CAROLYN M. CHRISTOFFERSEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My commission expires: 09/23/2025