This Instrument Prepared By:
ROBERT M. PAUTIENUS III, ESQ.
FIDELIS LAW, PLLC
1585 Mallory Lane, Suite 104
Brentwood, Tennessee 37027

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

This space intentionally left blank for recording purposes.

Karen Johnson Davidson County
Batch# 921293 **DEEDQC**
09/26/2022 10:28:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220926-0106171

NEW OWNER:	SEND TAX BILL TO:	MAP/PARCEL:
ERIC RAWLINGS FLOWERS and BRENDA DOWELL FLOWERS, Trustees		
FLOWERS FAMILY TRUST dated August 26, 2022		
156 Ridgewood Lane	SAME AS NEW OWNER	148-14-0-268.00
Brentwood, Tennessee 37027		

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409(a)(4).

ERIC RAWLINGS FLOWERS

Sworn to and subscribed before me this September 19, 2022.

Notary Public

My Commission Expires:

THOMAS K. WHITE
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-24-2023

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, ERIC R. FLOWERS and wife, BRENDA D. FLOWERS, do hereby quitclaim, release, and convey any and all of our right, title and interest in and to that certain real estate located in Davidson County, Tennessee, to ERIC RAWLINGS FLOWERS and BRENDA DOWELL FLOWERS, Trustees of the FLOWERS FAMILY TRUST dated August 26, 2022, and any amendments thereto, being more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 6 on the Plan of Colewood Acres, Section V, as of record in Book 5200, Page 303, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to ERIC R. FLOWERS and wife, BRENDA D. FLOWERS from TEN-ZIM PROPERTIES, A Partnership composed of Doris Zimmerman and Harry Tenenbaum, by Warranty Deed of record in Book 6340, Page 949, Register's Office for Davidson County, Tennessee.

The foregoing description is taken from the prior deeds of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

This is improved property known as: 152-154 Colemont Drive, Antioch, Tennessee 37013.

WITNESS OUR HANDS this September 19, 2022.

Eric R. Flowers
ERIC R. FLOWERS

Brenda D. Flowers
BRENDA D. FLOWERS

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ERIC R. FLOWERS and BRENDA D. FLOWERS with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this September 19, 2002.

NOTARY PUBLIC

My Commission Expires: _____

THOMAS K. WHITE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-24-2023