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

20220926-0106172

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	147-14-0-029.00
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 R. Flowers
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 RAWLINGS. FLOWERS and wife, BRENDA DOWELL 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:

AND in Davidson County, Tennessee, being the northerly part of Lot No. 323 on the Plan of whispering hills section 11-B, of record in book 2331, page 155, Register's Office for said County, and 0.17 acre tract lying west of said Lot 323 described according to a survey by E.L. Miller Jr. and Company, dated February 9, 1962, as follows:

BEGINNING at an iron pin in the westerly margin of Westcrest Drive at a point 40 feet north of a monument set at the beginning of a curve at the entrance of Valleywood Drive; thence leaving said Drive South 88 degrees 28' West 198.1 feet to an iron pin; thence North 1 degree 34' West 90 feet to an iron pin; thence North 13 degrees 58' East 47.8 feet to an iron pin at the common corner of Lots 323 and 324 on said plan; thence with the line between said lots easterly 168.6 feet to a point in the westerly margin of Westcrest Drive; thence with the margin of the same, southerly 113.5 feet to the point of the beginning.

Being the same property conveyed to ERIC RAWLINGS FLOWERS and wife, BRENDA DOWELL FLOWERS from ALLAN H. GLOVER and wife, ABBIE GLOVER, by Warranty Deed of record in Book 5411, Page 988, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

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: 527 Westcrest Drive, Nashville, Tennessee 37211.

WITNESS OUR HANDS this September 19, 2022.

Eric R. Flowers
ERIC RAWLINGS FLOWERS

Brenda D. Flowers
BRENDA DOWELL 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 RAWLINGS FLOWERS and BRENDA DOWELL 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