Karen Johnson Davidson County
Batch# 943670 DEEDQC
11/22/2022 08:20:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20221122-0123468

This Instrument Prepared By:
THOMPSON BURTON PLLC (DHM)
6100 Tower Circle, Suite 200
Franklin, Tennessee 37067

Address New Owner(s)	Send Tax Bills To:	Map & Parcel Number(s)
Julia N. Arvidson 166 Heritage Trace Drive Madison, TN 37115	Same	042-11-0B-118.00-C Davidson County

TRUSTEE'S QUITCLAIM DEED

FOR AND IN CONSIDERATION OF One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, STEPHEN E. NICHOLS, TRUSTEE OF THE EVAN H. NICHOLS GENERATION SKIPPING TRUST U/A/D OCTOBER 14, 1999, does hereby quitclaim, and by these presents transfer and convey unto JULIA N. ARVIDSON, her heirs and assigns, all of his right, title, and interest, as Trustee, in and to that certain tract or parcel of land located in Davidson County, Tennessee, more particularly described on Exhibit A hereto (the "Property").

This is improved property known as 166 Heritage Trace Drive, Madison, Tennessee.

The description herein is the same as that contained in the prior instrument.

The Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 19 day of NOVEMBER, 2022.

EVAN H. NICHOLS GENERATION SKIPPING TRUST U/A/D OCTOBER 14, 1999:

STEPHEN E. NICHOLS
Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, STEPHEN E. NICHOLS, the within named bargainor, 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, as Trustee of the Evan H. Nichols Generation Skipping Trust u/a/d October 14, 1999, for the purposes therein contained.

WITNESS my hand, at office, this 19th day of Nov., 2022.

HAJEEN MCNEELY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires March 03, 2025

Notary Public
My Commission Expires: 03/03/2025

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me this 21 day of November, 2022.

BRITTANY WOOD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 11-05-2024

Notary Public
My Commission Expires: 11.5.24

EXHIBIT A

Being Apartment Unit No. 166 of Heritage Village Condominiums created under Title 66, Section 27-101. et seq. as amended, Tennessee Code Annotated, and as established by Master Deed and By-Laws of record in Book 4758, page 179, and amended in Book 4808, Page 829, Book 5102, Page 383, and in Book 6380, Page 989, Book 6418, page 473, supplemented and amended by Instrument of record in Book 6484, Page 287, Book 9256, Page 848, Instrument No. 20031229-0183195, and Instrument No. 20040804-0093767, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed as supplemented and amended. Reference is hereby made of the Plat of Heritage Village Condominiums set forth as Exhibit "A" of said Supplement and Amendment to the Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Stephen E. Nichols, as Trustee of the Evan H. Nichols Generation Skipping Trust u/a/d October 14, 1999, by warranty deed from Connie Nicholson, of record at Instrument Number 20180928-0096578, Register's Office, Davidson County, Tennessee.

TRUE COPY CERTIFICATION

I, David H. Mayer, 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 **November 21, 2022** (date of document).

David H. Mayer

November 21, 2022
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

On 11/21/22, before me, the undersigned, personally appeared David H. Mayer, who acknowledges that this certification of an electronic document is true and correct.

NOTARY PUBLIC

My Commission Expires: 11·5·24

