Karen Johnson Davidson County
Batch# 954261 DEEDQC
12/21/2022 01:50:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221221-0131855

THIS DOCUMENT WAS PREPARED BASED ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE.

Prepared By & Return To:
Highland Title, LLC
879 GreenLea Blvd Ste 102
Gallatin, TN 37066

BRENDA HUNTSMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF Sumner
The actual consideration or value, whichever is greater, for this transfer is $0.00

Trish Townsend
Affiant-

Subscribed and sworn to before me, this 21st **day of December, 2022.**

Brenda Huntsman
Notary Public
My commission expires: 9/27/26

Address of New Owner:	Send Tax Bills to:	Tax Information:
Everton Campbell	New Owner	P/O 053-08-0-093.00
2624 Hartsville Pike		
Castalian Springs TN 37031		

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof are hereby acknowledged, I, **Myrl Shearon as Trustee of the Beverly Kelley Revocable Living Trust** Grantor, by these presents, does hereby quitclaim and convey unto **Everton Campbell,** hereinafter the Grantee, all of their rights, title and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being the westerly 14 feet of the westerly 44 feet of Lot No. 7, Block 16 on the Plan of Dabbs & Elliot Subdivision, Old Hickory, Tennessee, as of record in Book 547, Page 127, Register's Office of Davidson County, Tennessee.

Said part of said lot fronts 14 feet on the northerly side of Dabbs Avenue and extends back between parallel lines 50 feet to a dead line.

BEING PART OF the same property conveyed to Beverly Kelley, by Quitclaim Deed from J.B. Annam and R.C. Pritchett, dated 10/11/1983 and recorded 10/11/1983 in Book 6154, Page 677, as corrected by Deed of Correction dated 4/2/1984 and recorded in Book 6280, Page 900, in the Register's Office of Davidson County, Tennessee. The said Beverly Kelley having since died testate on June 22/2011 with her Estate having been probated under Docket No. 11P-1142 in the Probate Court for Davidson County, Tennessee. By her Last Will and Testament, she devised her residual estate to the Beverly Kelley Revocable Living Trust, with Myrl Shearon as Trustee.

Subject to any and all plats, easements, restrictions, and other matters of record.

This is improved property, known as: 303 28th Street, Old Hickory, TN 37138.

Witness my hand this 20th day of December, 2022.

Myrl Shearon, Trustee

Myrl Shearon, Trustee of the Beverly Kelley Revocable Living Trust

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 Myrl Shearon, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who proved herself to be the Trustee of the Beverly Kelley Revocable Living Trust, the bargainor, and who being authorized to do so, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 20th day of December, 2022.

Commission Expires:
Oct 12, 2024

R Francene Kavin
Notary Public:

R. FRANCENE KAVIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Certificate of Authenticity

I, **Brenda Huntsman**, 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 12/21/22.

Date

Brenda Huntsman

Affiant Signature

12/21/22

Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 21st day of December, 2022.

Notary's Signature

My Commission Expires: 7/2/24

Date

Notary's Seal (if on paper)

