Karen Johnson Davidson County
Batch# 958143 DEEDQC
01/05/2023 02:19:08 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230105-0001049

This Instrument Prepared By:

John M. McDonald
Evans, Jones & Reynolds, P.C.
401 Commerce Street, Suite 710
Nashville, TN 37219

QUITCLAIM DEED

Address of New Owner:	Send Tax Bill To:	Map-Parcel Number:
Christopher Fiery Bryan Revocable Trust Et Al. 4112 Idaho Avenue Nashville, TN 37209	Christopher F. Bryan and Jessica L. Murray 4112 Idaho Avenue Nashville, TN 37209	103 04 0 264.00

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representations as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Christopher F. Bryan** and wife, **Jessica L. Murray**, by these presents do hereby quitclaim and convey unto the **Christopher Fiery Bryan Revocable Trust, U/A Dtd. December 27, 2022** and the **Jessica L. Murray Revocable Trust, U/A Dtd. December 27, 2022**, all of their right, title and interest in and to the tract or parcel of land described more particularly in **Exhibit A** attached hereto and incorporated by reference.

This is a conveyance of improved real property located at 4112 Idaho Avenue, Nashville, Tennessee 37209.

This conveyance is made subject to all matters of record with the Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF we have hereunto set our hands and seal on this 27th day of December, 2022.

Christopher F. Bryan

Jessica L. Murray

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mercedes Baker, a Notary Public in and for said County, **Christopher F. Bryan** and **Jessica L. Murray**, with whom I am personally acquainted (or proved to me on satisfactory basis) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of December, 2022.

Notary Public

My Commission Expires: 07/06/2026

MERCEDES NICOLE BAKER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 07/06/2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer is $0.00.

Christopher F. Bryan

Subscribed and sworn to before me, this 27th day of December, 2022.

Notary Public

My Commission Expires: 07/06/2026

1190800.011.mnb. QCD – Davidson County, TN

MERCEDES NICOLE BAKER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 07/06/2026

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Charlotte Avenue Church of Christ Addition to West Nashville of record in Plat Book 547, Page 199, 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 Christopher F. Bryan and wife, Jessica L. Murray, by Warranty Deed from BRG, LLC, a Tennessee limited liability company, dated January 20, 2022, as Instrument Number 20220201-0011312, recorded on February 1, 2022, Register's Office for Davidson County, Tennessee.

This conveyance is subject to an easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.