

THIS INSTRUMENT PREPARED BY:

Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd
Suite 130
Nashville, TN 37215

No title search was performed in preparation of this Quitclaim Deed.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $0.00.

Affiant

Subscribed and sworn to before me, this 20th day of January, 2023.

Cynthia H. Lutz
Notary Public
My Commission Expires: 9/7/2026

Karen Johnson Davidson County
Batch# 964603 DEEDQC
01/26/2023 10:48:52 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230126-0005954

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
2133 Chickering Lane Trust 191 Merrylog Lane Kingston Springs, TN 37082	New Owner	Map and Parcel No.: 14414001000

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **STEPHANIE MUNDY SELF, Trustee of the 2133 CHICKERING LANE TRUST, dated November 10, 2021** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to the **2133 CHICKERING LANE TRUST, dated November 10, 2021**, its Beneficiaries and assigns, all of its rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of Chickering Valley of record in Plat Book 2331, Page 121, 122 and 123, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more accurate and complete legal description.

Being the same property conveyed to Stephanie Mundy Self. Trustee of the 2133 Chickering Lane Trust, dated November 10, 2021, by Warranty Deed from Elaine Curtis Fusco, unmarried, of record in Instrument No. 20211112-0150971, in the Register's Office for Davidson County, Tennessee, dated November 10, 2021 and recorded on November 12, 2021.

This is improved property known as: 2133 Chickering Lane, Nashville, TN 37215.

Grantor covenants that it is lawfully seized and possesses said real property in fee simple, has a good right to convey it, and that the same is conveyed with any liens, restrictions, conditions and easements currently of record. However, this instrument was prepared without the benefit of a title search. 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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 20th day of January, 2023.

2133 CHICKERING LANE TRUST

STEPHANIE MUNDY SELF, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Stephanie Mundy Self, with whom I am personally acquainted, and who acknowledged that she is the Trustee of the Trust referenced herein, and as such executed the within instrument with authority and for the purposes therein contained.

Witness my hand, at Office, this 20th day of January, 2023.

CYNTHIA H. LUTZ
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/07/2026
DAVIDSON COUNTY

Cynthia H. Lutz
Notary Public

My Commission Expires: 9/7/2026