Karen Johnson Davidson County
Batch# 973834 DEEDQC
02/24/2023 08:26:36 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230224-0013009

This Instrument prepared by and upon recordation return to:
THE BLAIR LAW FIRM
Attorneys at Law
1608 Westgate Circle, Suite 100
Brentwood, Tennessee 37027
(615) 953-1122

New Owner: William J. Longworth, Trustee
William J. Longworth Trust
842 Williamson County Line Rd.
Fairview, TN 37062

Send tax notice to: William J. Longworth
4401 Michigan Avenue
Nashville, TN 37209

Map and Parcel No. 09108022100

QUITCLAIM DEED
NO CONSIDERATION/NO TITLE SEARCH

Prepared from information supplied by the parties. The preparer of this instrument makes no representations as to the status of the title of the property described herein.

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration, **William Joseph Longworth***, married, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **William J. Longworth, Trustee of the William J. Longworth Trust U/A** ("Grantee"), a revocable living trust under agreement dated February 1, 2023, Grantor's entire fifty (50%) interest in and to certain real property in Davidson County, Tennessee, described more fully as follows:

> Being Lot No. 1 on the Consolidated Plat of Lots 1 thru 8 of Block 4 on the Map of East Extension of Plat No. 1, West Nashville of record in Book 9700, page 993, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

The legal description is taken from the prior deed of record. This improved property is commonly referred to as 4401 Michigan Avenue, Nashville, Tennessee 37209.

Being the same property conveyed from William David Longworth to William Joseph Longworth and Jonathan David Longworth, by warranty deed, of record in Instrument No. 20170419-0038256, Register's Office, Davidson County, Tennessee.

This commercial property is the sole and separate property of the Grantor.

*William Joseph Longworth and William J. Longworth are one and the same person.

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on the 1 day of February, 2023.

William J. Longworth

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **William J. Longworth**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 1st day of February, 2023.

NOTARY PUBLIC

My Commission Expires:

JULIE T. MOSS
TENNESSEE NOTARY PUBLIC
My Comm Exp. June 21, 2025
COUNTY OF WILLIAMSON

EXEMPTION FROM TRANSFER TAX AND OATH OF VALUE

Pursuant to Tenn. Code Ann. § 67-4-409(a)(3)(F), this transfer is exempt from transfer tax as a deed from a transferor to the transferor's or the transferor's spouse's revocable living trust and no oath of value is required in any transaction that is exempt from tax.