Karen Johnson Davidson County
Batch# 984222 DEEDQC
03/23/2023 01:47:37 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20230323-0021224

This Instrument Prepared by:
BARBARA J. MOSS
Elder Law of Nashville PLC
162 Woodmont Blvd
Nashville, TN 37205

From information furnished by the parties

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION.

Joseph R. Cain
Joseph Robert Cain, Affiant

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION

Brenda Cain
Brenda Kaye Cain, Affiant

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 20th day of March 2023.

Adam J. Berk, Notary Public
My Commission Expires: 11/2/2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 10th day of March 2023.

Adam J. Berk, Notary Public
My Commission Expires: 11/2/2026

ADAM J. BERK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

ADAM J. BERK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

[Exempt from Taxation Pursuant to T.C.A. § 67-4-409(3)(A)(ii)]

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
Angela Denise Cain, Trustee
3401 Martins Wood Ln
LaVergne, TN 37086

SEND TAX BILLS TO:
SAME

MAP & PARCEL NO.
186 00 0 009.0

FOR NO MONETARY CONSIDERATION, We, **Joseph Robert Cain** and **Brenda Kaye Cain,** by these presents do hereby quitclaim and convey unto **Angela Denise Cain, Trustee of the Joseph and Brenda Cain Irrevocable Trust, dated March 16, 2023**, all our right, title and interest in and to the following described tract of land in Davidson County:

LAND in the 5th Civil District of Davidson County, Tennessee and being Tract 3 as shown on a survey made by E.L. Miller, Jr., & Co., March 4, 1966, and described as follows, to wit:

BEGINNING at a point in the northerly margin of Burkitt Road, said point being 2,942 feet, more or less from the easterly margin of Nolensville Road as measured along the northerly margin of Burkitt Road; thence north 5° 00′ east a distance of 869.0 feet to an iron pin; thence south 85° 00′ east a distance of 151.00 feet to an iron pin; thence south 5° 00′ west a distance of 869.9 feet to an iron pin in the northerly margin of Burkitt Road; thence along the northerly margin of Burkitt Road, north 84° 30′ west a distance of 151.0 feet to the point of beginning. Said tract of land containing 3.0 acres, more or less.

BEING the same property conveyed to Joseph Robert Cain and his wife, Brenda Kaye Cain, by Warranty Deed from Benjamin Ramsey McMurray, Jr., and wife, Lora Walters McMurray, located in Book 6473, Page 483, Register's Office of Davidson County, Tennessee.

This improved property known as 7022 Burkitt Road, Antioch, TN 37013.

Witness our hands this 20th day of March 2023.

Joseph R. Cain
Joseph Robert Cain

Brenda Cain
Brenda Kaye Cain

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Joseph Robert Cain and Brenda Kaye Cain, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 20th day of March 2023.

ADAM J. BERK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Adam J. Berk, Notary Public
My Commission Expires: November 2, 2026