Karen Johnson Davidson County
Batch# 997366 DEEDQC
04/28/2023 10:36:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230428-0031440

THIS INSTRUMENT PREPARED BY: **Alice M. Bohannon, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Alice M. Bohannon Affiant Subscribed and sworn to before me, this 13th day of April, 2023. Lindsay Hamada Notary Public My Commission Expires: _____

LINDSAY HAMADA
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2024

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Dorothy F. Blue, Trustee 8207 Sawyer Brown Road Unit G-8 Nashville, TN 37221	Truist Bank PO Box 79041 Baltimore, Maryland 21279-0041	Map 142-13 Parcel 48

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Dorothy F. Blue**, hereinafter called the Grantor,

revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Dorothy F. Blue, Trustee of the Dorothy F. Blue Living Trust, established by the Revocable Trust Agreement of Dorothy F. Blue dated April 13, 2023**, as amended and restated from time to time, and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 13th day of April, 2023.

Dorothy F. Blue

Dorothy F. Blue

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dorothy F. Blue, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office this 13th day of April, 2023.

ALICE M. BOHANNAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026

My Commission Expires: _____

Alice M. Bohannan

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Unit No. G-8, together with the Carport designated No. G-8-C, in River Plantation, Section One, A Condominium, a Horizontal Regime, located on Highway 70 South, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantations, Section One Condominium Apartments, recorded in Book 4460, page 59, of the Register's Office for Davidson County, Tennessee to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property apartments, co-owners, and tenants of River Plantations, Section One, Condominium Apartments, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 4562, page 474, of the Register's Office for Davidson County, Tennessee, are incorporated in this Deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Dorothy F. Blue, unmarried, by Warranty Deed from Mary Cooper Badger, of record in Instrument No. 200004270041683, Register's Office for Davidson County, Tennessee. Master Deed as set out in Book 4562, page 474. Register's Office for Davidson County, Tennessee; Subject to all matter as shown on Plat Book 4460, page 59, Register's Office for Davidson County, Tennessee.

This is improved property known as 8207 Sawyer Brown Road Condominium G-8, Nashville, TN 37221.

CERTIFICATE OF AUTHENTICITY

I, Alice M. Bohannon, 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 4/13/23.

4/13/23
Date

Alice M. Bohannon
Alice M. Bohannon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 13th day of April, 2023.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

