This Instrument Prepared By:
Knight Legal
751 Cool Springs Blvd , Ste 106
Franklin, TN 37067
This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property

Karen Johnson Davidson County
Batch# 999771 **DEEDQC**
05/05/2023 09 46 02 AM 2 pgs
Fees $12 00 Taxes $0 00

20230505-0033437

New Owner:	Send Tax Bill:	Map/Parcel
Sivaraman Gangadharan and Kavitha Vizhivendhan, Trustees of the Sivaraman Kavitha Family Trust dated April 21, 2023, and any amendments thereto 9255 Stepping Stone Drive Franklin, TN 37067	SIVARAMAN GANGADHARAN 9255 STEPPING STONE DR, FRANKLIN TN - 37067	053 12 0B 026.00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][3][F]).

AFFIANT

Sworn to and subscribed before me this 21st day of April 2023.

Notary Public

RYAN KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-19-2025

(Notary Stamp)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, **SIVARAMAN GANGADHARAN and KAVITHA KORRUKATHUR VIZHIVENDHAN**, a married couple, by these present do hereby quitclaim and convey unto **SIVARAMAN GANGADHARAN AND KAVITHA VIZHIVENDHAN, TRUSTEES OF THE SIVARAMAN KAVITHA FAMILY TRUST DATED APRIL 21, 2023, AND ANY AMENDMENTS THERETO**, its heirs and assigns, all my right, title and interest in and to the following described tract or parcel of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit No. E5, on the Declaration of Covenants, Conditions and Restrictions for Old Hickory Townhomes, as recorded in the of record in Instrument No. 20170526-0052731, Registers Office for Davidson County, Tennessee, to all of which plan reference is hereby made for a more complete and

accurate property description.

Being a portion of the same property conveyed to SIVARAMAN GANGADHARAN and wife, KAVITHA KORRUKATHUR VIZHIVENDHAN, by deed from SIDDHARTH AMIN, in Instrument No. 20211222-0169305, said Register's Office.

This property is improved property known as: 3319 Old Hickory Boulevard Unit 26, Old Hickory, TN 37138.

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

WITNESS MY HAND this 21 day of APRIL, 2023.

By: _____
SIVARAMAN GANGADHARAN

By: _____
KAVITHA KORRUKATHUR VIZHIVENDHAN

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SIVARAMAN GANGADHARAN and KAVITHA KORRUKATHUR VIZHIVENDHAN, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, TN, this 21st day of April, 2023.

_____
NOTARY PUBLIC
My Commission Expires: 3/19/2025

RYAN KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-19-2025