Karen Johnson Davidson County
Batch# 1000222 DEEDQC
05/05/2023 11 50 30 AM 2 pgs
Fees $12 00 Taxes $0 00

20230505-0033559

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0- Betsy M. Stewart
Kent T. Stewart, Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May 2023

Notary Public

MY COMMISSION EXPIRES 3/3/2026

JAD A. DUNCAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES 3/3/2026

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JAD A. DUNCAN, ATTORNEY AT LAW, 161 BELLE FOREST CIR., NASHVILLE, TN 37221

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES NO INDEPENDENT TITLE SEARCH WAS PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Betsy M. Stewart, Trustee of the Betsy M. Stewart Revocable Living Trust	**SAME**	**090-11-0A-100.00**
(NAME) **219 Cana Circle**	(NAME)	
(ADDRESS) **Nashville, TN 37205**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

For and in consideration of the sum of ten dollars, we, **BETSY M. STEWART and KENT T. STEWART, SR., TRUSTEES OF THE REVOCABLE TRUST OF KENT T. STEWART, SR. and BETSY M. STEWART, Dated August 9, 2016,** hereinafter called the Grantors, by these presents do hereby transfer and convey unto **BETSY M. STEWART, TRUSTEE OF THE BETSY M. STEWART REVOCABLE LIVING TRUST,** established by **THE REVOCABLE LIVING TRUST AGREEMENT OF BETSY M. STEWART, Dated May 3, 2023**, as amended from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the grantees, and the grantees' successors, heirs and assigns, all of the grantor's right title and interest in and to the following described tract or parcel of land, in Davidson County, State of Tennessee, to wit.

BEING Unit No J-100 on the Plan of Rock Harbor Condominiums of record in Book 6153, Page 463, Register's Office for Davidson County, Tennessee, together with an undivided interest in all common elements of Rock harbor Condominiums Association, all as described in Book 6153, Page 421 and restated in Book 6162, page 251, and by Amendment in Book 6896, page 661, and Book 7369, page 206, Register's Office for Davidson County, Tennessee

Being the same property conveyed to Kent T Stewart, Sr and Betsy M Stewart, Trustees of the Revocable Trust of Kent T. Stewart, Sr and Betsy M Stewart, Dated August 9, 2016 by Quitclaim Deed from Betsy M Stewart and husband, Kent T Stewart, Sr, on August 24th, 2016, and recorded on September 1, 2016, of record in Instrument No. 20160901-0091814, Register's Office for Davidson County, Tennessee.

The property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the property

Unimproved ( )
This is improved (X) property, known as. **515 Basswood Ave., Unit J-100, Nashville, TN 37209.**

Witness our hands, this the 3rd day of May, 2023

Kent T. Stewart, Sr. Trustee
KENT T. STEWART, SR., Trustee

Betsy M. Stewart, Trustee
BETSY M. STEWART, Trustee

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 **KENT T. STEWART, SR.** to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged to be the within named individual and that he executed the within instrument for the purposes therein contained, by signing his name in such capacity.

Witness my hand and official seal, this 3rd day of May, **2023.**

My Commission Expires: 3/3/2026

Notary Public

JADRIAN DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

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 **BETSY M. STEWART** to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged to be the within named individual and that she executed the within instrument for the purposes therein contained, by signing her name in such capacity

Witness my hand and official seal, this 3rd day of May, **2023.**

My Commission Expires: 3/3/2026

Notary Public

JADRIAN DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026