Karen Johnson Davidson County
Batch# 1007379 DEEDQC
05/25/2023 08 16 36 AM 2 pgs
Fees $12 00 Taxes $0 00
20230525-0039300

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 130
FRANKLIN, TN 37067
(615) 628-7775

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TEN

COUNTY OF W

The actual consideration for this transfer is $10.00. This is a transfer to a revocable trust.

Janis C. Foster
Affiant

Subscribed and sworn to before me, this 17th day of May 2023.

Madelyn Stampley
Notary public

My commission Expires: 10/26/2026

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Janis C. Foster Living Trust 6333 Columbia Avenue Nashville, TN 37209	Janis C. Foster Living Trust 6333 Columbia Avenue Nashville, TN 37209	091 13 0 045.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Janis C. Foster, does hereby quitclaim, transfer and convey unto Janis C. Foster, as Trustee of the Janis C. Foster Living Trust dated May 17, 2023, all of her right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Being Lot No. 7, Block H, Section II, Croleywood Subdivision, of record in Book 1130, page 100, Register's Office for said County.

Said Lot 7 fronts 60 feet on the south side of Columbia Avenue, and extends back 213.3 feet on the east line and 222.2 feet on the west line to a dead line on which it measures 60.7 feet thereon.

Being the same property conveyed to Roy G. Foster, and wife, Janis C. Foster, from Don Miller Johnson, and wife, Rebecca Ann Johnson, by Warranty Deed dated January 27, 1960, and recorded on January 28, 1960, Book 95, page 69, Register's Office for Davidson County,

Tennessee. After having taken title as tenants by the entirety, upon the death of Roy G. Foster, Janis C. Foster became the sole owner in fee simple.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 6333 Columbia Avenue, Nashville, Tennessee 37209

Witness my hand this 17th day of May 2023.

Janis C. Foster

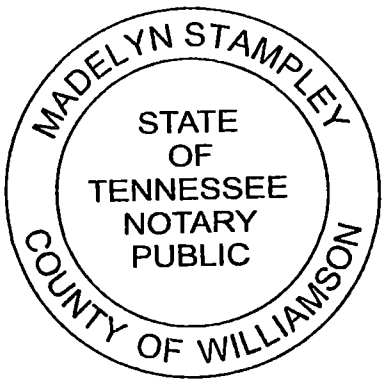
Janis C. Foster, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Janis C. Foster, as Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, May 17, 2023.

[Seal]



Madelyn Stampley

Madelyn Stampley, Notary Public
My commission expires: October 26, 2026