Karen Johnson Davidson County
Batch# 1010424 DEEDQC
06/02/2023 09 23 04 AM 2 pgs
Fees $12 00 Taxes $0 00
20230602-0041707

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

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

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 05/20/2025

STATE OF TENN

COUNTY OF WILLIAMSON)

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

Affiant

Subscribed and sworn to before me, this 25th day of May 2023.

Notary public

My commission Expires: 05/20/2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Evgeniy and Irina Karaman Living Trust 8510 Calistoga Way Brentwood, TN 37027	Evgeniy and Irina Karaman Living Trust 8510 Calistoga Way Brentwood, TN 37027	181-14-0A-057.00-C

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, Evgeniy Karaman and Irina Karaman, husband and wife, do hereby quitclaim, transfer and convey unto Evgeniy Karaman and Irina Karaman, as Trustees of the Evgeniy and Irina Karaman Living Trust dated May 25, 2023, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Being Unit No. 57 on the Plan of the Villas at Concord Place, Phase 2, as shown on Exhibit A-1 to the First Supplemental Declaration to Declaration of Protective Covenants, Conditions and Restrictions and Easements for the Villas at Concord Place, of record in Instrument No. 20060328-0035297, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Evgeniy Karaman and Irina Karaman, husband and wife, from Patrick T. Kinard, an unmarried man and Bridget Kinard, an unmarried woman, by

Warranty Deed dated October 6, 2020, and recorded on October 12, 2020, as Document No. 20201012-0117948, Registers Office for Davidson County, Tennessee.

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: 8225 Rossi Road, Brentwood, Tennessee 37027

Witness my hand this 25th day of May 2023.

Evgeniy Karaman, Grantor

Irina Karaman, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Justin Gilbert, Notary Public, Evgeniy Karaman and Irina Karaman, as Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, May 25, 2023.

[Seal]

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 05/20/2025

Justin Gilbert, Notary Public
My commission expires: May 20, 2025