Karen Johnson Davidson County
Batch# 1013994 DEEDQC
06/12/2023 01 56 56 PM 3 pgs
Fees $17 00 Taxes $0 00
20230612-0044616

This Instrument Prepared By:

John M. McDonald
Evans, Jones & Reynolds, P.C.
710 SunTrust Plaza
401 Commerce Street
Nashville, TN 37219

QUITCLAIM DEED

Address of New Owner:	Send Tax Bill To:	Map/Parcel Number:
Caroline Tanner Everett, Trustee The Caroline Tanner Everett Revocable Trust, et al. 209 Cherokee Road Nashville, TN 37205	Caroline Tanner Everett, Trustee 209 Cherokee Road Nashville, TN 37205	103-12-0-025.00

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representations as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Caroline Tanner Everett** (one and the same as **Caroline Tanner**) and **Thomas King Everett** as Grantor, by these presents does hereby quitclaim and convey unto **Caroline Tanner Everett, as Trustee of The Caroline Tanner Everett Revocable Trust, Dtd. November 16, 2020 and Thomas King Everett, as Trustee of the Thomas King Everett Revocable Trust, Dtd. November 16, 2020**, as Grantees, all of their right, title and interest in and to the certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 15, Block "L" on the Plan of Cherokee Park, Third Section of record in Plat Book 843, Page(s) 2 and 3, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Caroline Tanner and Thomas King Everett, as joint tenants with rights of survivorship by Warranty Deed, from Andrew K. Gutgsell, dated the 20th day of August, 2019, and of record in Instrument No. 20190823-0084909, Register's Office for Davidson County, Tennessee.

This conveyance is improved real property known as 209 Cherokee Road, Nashville, Tennessee 37205.

This conveyance is made subject to (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; and (2) any and all applicable governmental and/or zoning regulations.

IN WITNESS WHEREOF we have hereunto set our hands and seal on this 7th day of April, 2023.

CAROLINE TANNER EVERETT

THOMAS KING EVERETT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mercedes N. Baker, a Notary Public in and for said County, **Caroline Tanner Everett** and **Thomas King Everett**, with whom I am personally acquainted (or proved to me on satisfactory basis) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 7th day of April, 2023.

Notary Public

My Commission Expires: July 6, 2026

MERCEDES N. BAKER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-6-2026

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 7th day of April, 2023.

Notary Public

My Commission Expires: July 6, 2026

MERCEDES N. BAKER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-6-2026

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