Karen Johnson Davidson County
Batch# 1020493 DEEDQC
06/28/2023 04:14:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230628-0049470

THIS INSTRUMENT PREPARED BY:
FREEMAN & BRACEY, PLC.
885 Conference Drive, Suite 500
P. O. Box 527
Goodlettsville, Tennessee 37070
615-859-1328

ELIZABETH G COOPER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 04-26-2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is **$0.00.**

Subscribed and sworn to before me this 27th day of June, 2023.

Notary Public **Affiant**
My Commission Expires: 4/26/25

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel
Michael W. Gillum Brooke Gillum Kent 139 Canton Court Goodlettsville, TN 37072	Same as New Owner.	117N-B-002.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, **MICHAEL W. GILLUM, UNMARRIED**, by these presents does hereby quitclaim and convey unto **DEVIN F. PARK, TRUSTEE**, and her successors and assigns, all their right, title and interest in and to the following described tract of land located in Davidson County, Tennessee:

BEING Lot No. 53 on the Final Plat for the Townhomes at Windsor Green, Phase 1, Section 3, plan of the village Manor, of record as Instrument No. 20040109-0003983 and re-recorded as Instrument No. 20041112-0136380, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael W. Gillum by instrument of record as Instrument No. 20050506-0051241, Register's Office, Davidson County, Tennessee. Being the same property further conveyed to Michael W. Gillum and wife, Judy C. Gillum by Quitclaim Deed from Michael W. Gillum dated June 3, 2005 of record in Instrument No. 20050603-0063107 said Register's Office.

The said Judy C. Gillum having since died on or about February 19, 2022 leaving Michael W. Gillum as surviving tenant by the entirety.

This is improved property commonly known as: **139 Canton Court, Goodlettsville, TN 37072**.

And now, I, the said, **DEVIN F. PARK, TRUSTEE**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **MICHAEL W. GILLUM, UNMARRIED and BROOKE GILLUM KENT, UNMARRIED AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP**, and their successors and assigns, all my rights, title and interest in the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

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

Witness our hands this 27th day of June, 2023, the bargaining party, having caused my name to be signed hereto on said day and date.

MICHAEL W. GILLUM

DEVIN F. PARK, TRUSTEE

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, Devin Freeman Park, a Notary Public in and for said County and State, **MICAHEL W. GILLUM**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodettsville, Tennessee, this the 20th day of June, 2023.

NOTARY PUBLIC
My Commission Expires: 1/31/26

DEVIN F. PARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMMISSION EXPIRES 1-31-2026

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, Elizabeth Cooper, the undersigned, a Notary Public in and for said County and State, **DEVIN F. PARK**, the within named bargainor, 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 and official seal at Goodlettsville, Tennessee, this the 27th day of June, 2023.

NOTARY PUBLIC
My Commission Expires: 4/26/25

ELIZABETH G COOPER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 04-26-2025

CERTIFICATE OF AUTHENTICITY

I, **Devin Freeman Park**, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on **6/27/2023** [DATE].

AFFIANT SIGNATURE

June 27, 2023
DATE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me on this the **27th** day of **June**, 2023.

Notary Signature
My Commission Expires: 4/26/25
[SEAL]

