Karen Johnson Davidson County
Batch# 1021305 DEEDQC
06/30/2023 12 29 31 PM 2 pgs
Fees $12.00 Taxes $0 00
20230630-0050175

QUITCLAIM DEED

New Owners:	**Address of New Owners:**
Gail M. Robinson and Anita Michelle Pancirov	305 Windsor Green Court Antioch, TN 38013

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 10 and o/oo DOLLARS.

Gail M. Robinson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
16th DAY OF June, 2023

Notary Public
My commission expires 2026

LARRY L. CRAIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

Prepared by

Larry L. Crain, Esq.
Crain Law Group, PLLC
5214 Maryland Way, Suite 402
Brentwood, TN. 37027

This Deed is made and entered into this 16th day of April, 2023, by and between **Gail M. Robinson and Anita Michelle Pancirov.** This is a transfer from Gail M. Robinson to her daughter, Anita Michelle Pancirov is made solely for the purpose of creating a **joint tenancy in common with right of survivorship** between Gail M. Robinson and Anita Michelle Pancirov.

WITNESSETH, that Gail M. Robinson, for and in consideration of the sum of one dollar ($1.00) and other valuable consideration paid by Gail M. Robinson, the receipt of which is hereby acknowledged, do by these presents, REMISE, RELEASE AND FOREVER QUIT CLAIM unto Anita Michelle Pancirov, a joint interest as tenant in common with the right of survivorship, in and to the following described Real Estate situated in the County of Davidson and State of Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 549, Section One-B, on the Plan of Kensington of Priest Lake, as of record in Book 6250, Page 150, Register's Office for said County, to which reference is hereby made for a more complete and accurate legal description.
>
> Map 150-04; Parcel 50
>
> Being the same property conveyed to Dayle R. Monday and wife, Susan J. Monday by deed from Philhall Corporation of record in Book 6604, Page 661, of the Register's Office for

The last and previous conveyance being a Quit Claim Deed from George E. Robinson and Gail M. Robinson, Trustees of the George E. Robinson and Gail M. Robinson Caring Trust to Gail M. Robinson dated January 27, 2016, of record in the Register of Deeds Office of Davidson County, Tennessee at No. 20160127-0007974.

This conveyance is subject to any and all existing restrictions and easements of record

Tax Bill to be Mailed to: Gail M Robinson, 305 Windsor Green Court, Antioch; TN 37013.

IN WITNESS WHEREOF, Gail M. Robinson has executed this Quit Claim Deed and hereunto set her hand to these presents on the 16th day of June, 2023.

Gail M Robinson

Gail M. Robinson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 16th day of June, 2023, before me personally appeared Gail M. Robinson, personally known or proven on the basis of satisfactory evidence to be the person described in and who executed the foregoing instrument and acknowledged that they executed the same as her free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal in the county and state aforesaid, this the 16th day of June, 2023.

Valerie Rosenbalm

Notary Public

My commission expires: 5/25/2027

VALERIE S. ROSENBALM
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY