Karen Johnson Davidson County
Batch# 1024656 DEEDQC
07/11/2023 08:46:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230711-0052814

PREPARED BASED ON PRIOR DEED. TITLE SEARCH NOT PROVIDED

Prepared and Return to:
Amy Cross Nance Attorney at Law, PLLC
103 Forrest Crossing Blvd Suite 205
Franklin, Tennessee 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Marsha Brandon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF July, 2023.

Notary Public
My Commission Expires: 03/01/25

EMILY HOBBY
TENNESSEE NOTARY PUBLIC
COUNTY OF MARSHALL

Address New Owner	Send Tax Bills	Map-Parcel Numbers
Marsha Brandon Revocable Trust **9472 Kaplan Ave** **Brentwood, TN 37027**	**Same**	**181 07 0A 084.00**

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged that Marsha Brandon has bargained and sold, and do hereby convey, remise, release and forever quitclaim unto Marsha Brandon, Trustee of Marsha Brandon Revocable Trust established July 10, 2023 her assigns, her entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Being Lot No. 84 on the Plan of Autumn View (formerly Brinkley Property Subdivision Phase One) of record in Instrument No. 20171117-0118274 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Marsha Brandon by deed from NVR, Inc. of record in Instrument No. 20190116-00004630 Register's Office for Davidson County, Tennessee.

This is improved property known as 9472 Kaplan Ave., Brentwood, TN 37027

This instrument and the interest released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 10 day of July, 2023.

Marsha Brandon
Marsha Brandon

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marsha Brandon the bargainor(s), 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 Franklin, Tennessee, this 10th day of July, 2023.

Notary Public

My Commission expires 3/1/25

EMILY HOBBY
TENNESSEE NOTARY PUBLIC
COUNTY OF MARSHALL

I, Emily Hobbs, 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 this 10th day of July 2023

Dated July 10, 2023

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me the within named Emily Hobbs who made oath that she has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purpose of herein described.

Witness my hand and official seal this 10th day of July, 2023

My commission expires: 2/7/27

Notary Public

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY