Karen Johnson Davidson County
Batch# 1029092 DEEDQC
07/21/2023 09:28:04 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230721-0056286

This instrument prepared by:
Zale Dowlen, Attorney #026816
PO Box 335
Goodlettsville, Tennessee 37070-0335
(615) 497-0763
zale@dowlenlaw.com

**ADDRESS NEW OWNER:**
SHERRY OGG DORRIS LIVING TRUST
Dated June 23rd, 2023
SHERRY OGG DORRIS, Trustee
716 Evergreen Trail
Madison, Tennessee, 37115

**SEND TAX BILL TO:**
Same

**MAP/PARCEL:**
052 16 0 101.00

## TRUSTEE'S QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS THAT:

SHERRY OGG DORRIS a single woman, in connection with the administration of her revocable living trust, as trustee, now conveys, releases and forever quitclaims from herself, as an individual, to the SHERRY OGG DORRIS LIVING TRUST Dated June 23rd, 2023, all her right, title and interest in and to a certain tract of land in Davidson County, Tennessee as described as follows:

Being Lot No. 82 on the Plan of Marlin Meadows, section No. 4, of record in Book 2133, page 66, Registers Office for said County and described as follows:

BEGINNING at a point in the easterly margin of Marlin Pass at the corner of Lots 82 and 83; thence with the line between said lots easterly 204 feet to a corner of Lot 81; thence with the line between Lots 81 and 82, southerly 209.6 feet to the north margin of Evergreen Trail; thence with the margin of the same westerly 168.66 feet to the beginning of a curve; thence around; said curve northwesterly 39.27 feet to the east margin of Marlin Pass; thence with the margin of the same northerly 190 feet to the point of beginning.

FOR INFORMATIONAL PURPOSES ONLY:
The improvements thereon being known as 716 Evergreen Trail, Madison, TN 37115 Tax ID#: 052 160 101.00

BEING the fee simple property which, by Warranty Deed dated January 26th, 2018, and recorded February 1st, 2018, in the Register of Deeds of the County of Davidson, Tennessee, as Document No. 20180201-0010548, was granted and conveyed by SHERRY OGG DORRIS a/k/a SHERRY MELINDA OGG DORRIS, unmarried, to SHERRY OGG DORRIS, unmarried.

The above legal description is the same as that contained in the previous deed of record. Said property is conveyed subject to such limitations, restrictions, plats, easements, and other matters of record. and encumbrances as may affect the premises.

I, the above listed grantor conveys my interest in the real property to the SHERRY OGG DORRIS LIVING TRUST Dated June 23rd, 2023.

Sherry Ogg Dorris

SHERRY OGG DORRIS

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 23rd day of June 2023.

NOTARY PUBLIC

My commission expires: JAN 2 9 2025

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

**AFFIDAVIT**

I do hereby certify that the actual, true and correct consideration or value for this transfer is $0.00 for the property conveyed. I, the above listed grantor conveys my interest in the real property to the SHERRY OGG DORRIS LIVING TRUST Dated June 23rd, 2023.

Sherry Ogg Dorris

SHERRY OGG DORRIS

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 23rd day of June 2023.

NOTARY PUBLIC

My commission expires: JAN 2 9 2025

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

**This instrument was prepared upon information furnished by the transferor. No independent title search has been made. This does not warrant title.**