QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1037585 DEEDQC
08/11/2023 01:42:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230811-0062537

Y-C-20-911

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF August, 2023.

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

STEPHANIE WOODALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-6-2025

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBER (S)
Benjamin Paul Brown and Amy Elizabeth Brown	**New Owner**	
(NAME) **911 Dorset Drive,**	(NAME)	**159-10-0B-013.00-CO**
(ADDRESS) **Brentwood, TN 37027**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **BENJAMIN PAUL BROWN AND AMY ELIZABETH BROWN, TRUSTEES OF THE ASPAN REVOCABLE TRUST, DATED JUNE 15, 2020 AND BENJAMIN PAUL BROWN AND AMY ELIZABETH BROWN, HUSBAND AND WIFE,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **BENJAMIN PAUL BROWN, A SINGLE MAN, AND AMY ELIZABETH BROWN, A SINGLE WOMAN** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 12A on the Plan of Dorset Park Subdivision of record in Plat at Instrument No. 20080626-0065807, 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 Loy Carney as Trustee of the ASPAN Revocable Trust, Dated June 15, 2020 by deed from Geoffrey D. Hill and Becky Hill, husband and wife of record in Instrument No. 20200623-0067219, Register's Office for Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **911 Dorset Drive, Brentwood, Tennessee 37027**.

Witness my/our hand(s) this the 25 day of July, 2023.

~~ASPAN Revocable Trust, Dated~~ June 15, 2020

BY: _____
Benjamin Paul Brown,
Trustee

BY: _____
Amy Elizabeth Brown,
Trustee

_____
Benjamin Paul Brown

_____
Amy Elizabeth Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BENJAMIN PAUL BROWN and AMY ELIZABETH BROWN, TRUSTEES of the ASPAN REVOCABLE TRUST, DATED JUNE 15, 2020, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 25th of July, 2023.

_____
Notary Public
My Commission Expires: 11-3-2025
(SEAL)

BRITTANY LEA STEWART
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-03-2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BENJAMIN PAUL BROWN AND AMY ELIZABETH BROWN, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 8th day of August, 2023.

_____
Notary Public
My Commission Expires: 11-3-2025
(SEAL)

BRITTANY LEA STEWART
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-03-2025

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
615-383-2903

I, Stephanie Woodall, 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 08/08/2023 (date of document).

Stephanie Woodall

Affiant Signature

Date 08/08/2023

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 8th day of August, 2023.

Katherine Vincent

Notary's Signature

MY COMMISSION EXPIRES: 3-3-2025

