This Instrument Prepared by:
Bryan C. De Cuir, Attorney at Law
1114 West Main Street
Franklin, TN 37064
Telephone: (615) 673-8337

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration for this transfer is $0.00

Affiant

BRYAN C. DE CUIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 5-16-2026

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

Notary Public

My Commission Expires: May 16, 2026

Karen Johnson Davidson County
Batch# 1039235 DEEDQC
08/16/2023 02:17:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230816-0063961

Address of New Owner:	Send Tax Bills to:	Map/Parcel IDs:
Steven D. Addis and Amii J. Addis, Trustees 149 Carter Lane Mt. Juliet, TN 37122	**NEW OWNER**	**12002009200**

QUITCLAIM DEED

For and in consideration of the sum of ten & no/100 dollars ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Steven D. Addis**, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer, convey, release and quitclaim to **Steven D. Addis and Amii J. Addis, as Trustees for The Addis Family Living Trust, Dated July 27, 2023**, hereinafter called the Grantee, heirs and assigns, Grantor's entire right, title and interest in and to certain tracts of land, together with all improvements located thereon, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 31 on the Map of Stardust Acres of Record in Book 1424, Page 92, Register's Office for Said County.
>
> Said Lot No. 31 fronts 60 feet on the north side of Venus Drive and runs back between parallel lines 170 feet to a dead line.
>
> Being the same property conveyed to Steven D. Addis by Warranty Deed from Michael S. Davidson, of record as Instrument No. 20160405-0032458, Register's Office of Davidson County, Tennessee.

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

This is unimproved property known as: **1306 Venus Drive, Nashville, TN 37211**

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 27th day of July, 2023.

Steven D. Addis

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Steven D. Addis**, the Grantor, 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 Nashville, Tennessee, this 27th day of July, 2023.

[SEAL]

Notary Public

My Commission Expires: May 16, 2026

BRYAN C. DE CUIR
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 5-16-2026

CERTIFICATE OF AUTHENTICITY

I, **BRYAN C. DE CUIR**, 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 **July 27, 2023**.

Affiant Signature

7.27.2023
Date

STATE OF TENNESSEE

COUNTY OF Wilson

Sworn to and subscribed before me this 27th day of July, 2023.

Notary's Signature

My Commission Expires: 6.28.2026

DAVID S GERKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON