QUITCLAIM DEED

ADDRESS OF NEW OWNER AS FOLLOWS	SEND TAX BILLS TO	MAP & PARCEL ID
Janis C. Wilson & Peggy Wray Wilson, Trustee Peggy Wray Wilson Revocable Trust 3401 Anderson Road #42 Antioch, TN 37013	same	136-15-0-B-042.00CO

THIS INSTRUMENT WAS PREPARED BY
Elizabeth L Adams, Attorney - 7100 Hardwood Lane - College Grove, TN 37046
Phone 615-293-5598 - Fax 615-791-6096 - Email eadams@adamslaw-tn.com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
)
The actual consideration for this transfer is $-0-)
)
PEGGY WRAY WILSON, Trustee)
Affiant)
)
Subscribed and sworn to before me,)
this 17th day of August, 2023)
)
NOTARY PUBLIC)
My Commission Expires March 9, 2027)

ELIZABETH L ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Karen Johnson Davidson County
Batch# 1041051 DEEDQC
08/22/2023 09 46 48 AM 2 pgs
Fees $12 00 Taxes $0 00

20230822-0065393

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, PEGGY W. WILSON, "Grantor," by these presents, does hereby quitclaim and convey unto PEGGY WRAY WILSON AND HER SUCCESSORS IN TRUST AS TRUSTEE OF THE PEGGY WRAY WILSON REVOCABLE TRUST, dated August 17, 2023, "Grantee," her successors and assigns all of her interest in and to the following described property with all improvements located thereon, lying situate and being in of Davidson County, Tennessee, bounded and described as follows:

BEING Lot No. 42 on the plan of A Horizontal Property Regime (Private Element) Phase I, Smith Springs Townhomes, of record in Book 11700, page 16, as revised in Book 11700, page 42, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Janis C. Wilson, married, and Peggy W. Wilson, married, by deed from NVR, Inc., T/A Ryan Homes, a Virginia

Corporation, of record in Instrument Number: 20010207-0012166, Register's Office for Davidson County, Tennessee.

This is improved property more commonly known as 3401 Anderson Road, #42, Antioch, Tennessee 37013.

Janis C. Wilson, married, retains her one-half (1/2) interest as a tenant in common. Peggy W. Wilson is now widowed.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 17th day of August, 2023.

PEGGY W. WILSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PEGGY W WILSON with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained

WITNESS, my hand and official seal this 17 day of August, 2023.

Elizabeth L. Adams
Notary Public

ELIZABETH L ADAMS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: March 9, 2027

JANIS C. WILSON consents to this conveyance this the 17 day of August, 2023.

JANIS C. WILSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JANIS C WILSON with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS, my hand and official seal this 17 day of August, 2023.

Elizabeth L Adams
Notary Public

ELIZABETH L ADAMS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: March 9, 2027