Karen Johnson Davidson County
Batch# 1041139 DEEDQC
08/22/2023 11 36 56 AM 2 pgs
Fees $12 00 Taxes $0.00
20230822-0065509

AIM DEED

epared without the benefit of a Title Examination and on information provided by the parties No representation regarding the state of this Title is made by the preparer

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ JRT Lauderdale

The actual consideration or value, whichever is greater, for this transfer is $10 00

Affiant

Sworn and subscribed to before me, this 18 day of August, 20 23

(Affix Seal)

Notary Public My Commission Expires 06/21/2025

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY TERESA ROUNDTREE

THIS INSTRUMENT WAS PREPARED BY
Zach Scott Gainous, Esq. of
The Fruitful Firm
3102 West End Ave., Suite 400
Nashville, TN 37203

PLEASE RETURN AFTER RECORDING TO
Thomas Henning Sr., Trustee
112 Shute Circle,
Old Hickory, TN 37138

Address of New Owners	Send Tax Bills To	Tax ID#
The Thomas Henning Revocable Living Trust	SAME	064 03 0A 052 00
112 Shute Circle		
Old Hickory, TN 37138		

For and in consideration of the sum of $10.00, consisting of cash in hand paid by the hereinafter named Grantee and other good and valuable consideration, the receipt of which is hereby acknowledged, **THOMAS HENNING, an unmarried man, a/k/a THOMAS HENNING SR.** hereinafter called the Grantor, have bargained and sold, and do hereby Quitclaim and convey unto **THOMAS HENNING SR., Trustee of THE THOMAS HENNING REVOCABLE LIVING TRUST** hereinafter called the Grantee, **his/her/their** heirs and assigns, all of my/our right, title and interest in and to the following described Real Property in **DAVIDSON** County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 217 on the Plan of Resubdivision of Lot 308 and Common Area, Phase One, Section I, Revised Plat of Brandywine Pointe of record in Plat Book 7900, Page 568, 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 Thomas L. Henning, an unmarried man, by Warranty Deed from Rick Kitts and wife, Carolyn Kitts, dated September 29, 2017 and recorded on October 2, 2017, Instrument No. 20171002-0100859, and the same property conveyed to Rick Kitts and wife, Carolyn Kitts by Warranty Deed from Roger L. Lancina and wife, Wilma R, Lancina of record in Instrument No. 20040528-0063165 Register's Office for Davidson County, Tennessee, dated 05/26/2004 and recorded on 05/28/2004

The above described property is subject to all presently existing road right of way easements, all existing utility easements and all existing ingress and egress easements, recorded and unrecorded.

This is ( ) unimproved property.
(X) improved property known as: 112 Shute Cir, Old Hickory, TN 37138

Witness my hand this 18 day of August, 2023:

THOMAS HENNING SR.

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 **THOMAS HENNING SR.,** the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the with instrument for the purposes therein contained Witness my hand and official seal at Davidson County, Tennessee, this 18 day of August, 2023.

Notary Public

My Commission Expires: 06/21/2025

