THIS INSTRUMENT PREPARED BY AND AFTER RECORDING RETURN TO:

Thomas J. Elmlinger
Attorney at Law
1616 Westgate Circle, Suite 349
Brentwood, TN 37027

This transfer is exempt from the Tennessee Real Estate Conveyance Tax under T.C.A §67-4-409(a)(3)

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0 00

Douglas L. Farmer
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18 DAY OF August, 2023

NOTARY PUBLIC

MY COMMISSION EXPIRES 5-6-2026

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP – PARCEL NUMBERS
The Douglas L. Farmer & Elizabeth A. Eckhardt Revocable Living Trust 4144 Alva Lane Nolensville, TN 37135	Same	187 09 0A 180.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Douglas L. Farmer and Elizabeth Eckhardt, husband and wife, do hereby remise, release and quitclaim unto Douglas L. Farmer and Elizabeth A. Eckhardt, Trustees, and their successors in trust, of The Douglas L. Farmer and Elizabeth A. Eckhardt Revocable Living Trust, its successors and assigns, forever, all the right, title, interest and claim which the Grantors have in and to the following described parcel of land, and improvements and appurtenances thereto in Davidson County, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No.180 on the Plan of Phase Five, Section One, Burkitt Village, SP Subdivision, of record in Plat at Instrument No. 20150210-0012343, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof. Being the same parcel conveyed to Douglas L. Farmer and Elizabeth A. Eckhardt from Douglas L. Farmer, by virtue of a deed dated 5/11/2016, recorded 8/11/2016, as instrument no. 20160811-0083529 county of Davidson, state of Tennessee. Assessor's Parcel No: 187 09 0A 180.00
Property Address is: 4144 Alva Ln., Nolensville, TN 37135

Being the same property conveyed to Douglas L. Farmer and Elizabeth Eckhardt, husband and wife, by Quitclaim Deed dated April 23, 2020, from Douglas L. Farmer and Elizabeth A. Eckhardt, aka Elizabeth Eckhardt, of record in Instrument No. 20200528-0054950, Register's Office of Davidson County, Tennessee.

This is improved property known as 4144 Alva Lane, Nolensville, TN 371

WITNESS our hands this 18 day of August, 2023.

Karen Johnson Davidson County
Batch# 1041522 DEEDQC
08/23/2023 08 37 39 AM 2 pgs
Fees $12 00 Taxes $0 00
20230823-0065775

Douglas L. Farmer

Elizabeth Eckhardt

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON }

Personally appeared before me, a Notary Public in and for said County and State, the within named Douglas L. Farmer and Elizabeth Eckhardt, the 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 at Brentwood, Williamson County, Tennessee, this 18 day of August, 2023.

Notary Public

My Commission Expires: 5-6-2026

THOMAS J ELMLINGER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TN

Prepared without benefit of title search from information provided by the parties. Therefore, the preparer makes no certification as to the validity of title.