THIS INSTRUMENT PREPARED BY:
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Karen Johnson Davidson County
Batch# 1047746 DEEDQC
09/08/2023 01 17 16 PM 2 pgs
Fees $12 00 Taxes $0 00
20230908-0070710

This deed is prepared without benefit of title examination at the request of the Grantor and Grantee.

QUITCLAIM DEED

Know all men by these presents that **Kirk R. Higgs and Sally G. Higgs, husband and wife,** (collectively the "Grantor"), for and in consideration of Ten Dollars ($10.00), does hereby quitclaim unto **Kirk R. Higgs and Sally G. Higgs, Co-Trustees of the Higgs Living Trust dated September 5, 2023,** (the "Grantee"), and Grantee's successors and assigns, all of Grantor's right, title, and interest in and to the following described real estate located in Davidson County, Tennessee, to-wit:

> Land in Davidson County Tennessee being Unit No. P-2 of Green Hills Terrace Condominium Apartments, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Plat Book 5200, page 64, Register's Office for Davidson County, Tennessee, together with the said Appurtenant undivided interest in the general and limited common elements of the Condominium.

This real property being all of the property conveyed to the Grantor from Larry Harteker and Mary Ann Nichols, husband and wife, by warranty deed dated September 23, 2019, and recorded on September 25, 2019, at **Instrument No. 20190925-0097313** in the Register's Office for Davidson County, Tennessee.

As used herein, the singular shall include the plural, and the plural shall include the singular as the context so indicates.

WITNESS the Grantor's hand in Franklin, Williamson County, Tennessee, on this 5th day of September, 2023.

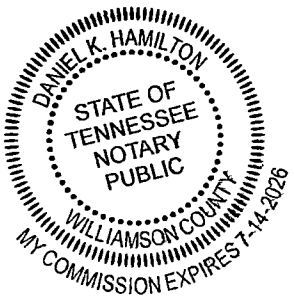
Kirk R. Higgs, Grantor

Sally G. Higgs, Grantor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 5th day of September, 2023, before me, a Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared Kirk R. Higgs

and Sally G. Higgs, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.



NOTARY PUBLIC
My Commission Expires: _____

New Owner Name and Address: Kirk R. Higgs and Sally G. Higgs, Co-Trustees Higgs Living Trust 116 Obree Ct. Franklin, TN 37064	Mail Tax Notice to: Same
Property Address: 1900 Richard Jones Avenue, P-2 Nashville, TN 37215	Parcel ID Number: 117-15-0A-154.00
This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(1)(C)(vi) as a transfer to a revocable trust. No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(1)(E).	