Karen Johnson Davidson County
Batch# 1061185 DEEDQC
10/17/2023 12:31:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20231017-0081416

THIS INSTRUMENT PREPARED BY: **Matthew Mullins, atty.** **Mullins Law, pllc** **541 N. Mount Juliet Rd, Ste 2303C** **Mount Juliet, TN 37122** **(615) 701-6444**	STATE OF TENNESSEE) COUNTY OF WILSON) The actual consideration for this transfer is $--0.00--. Fredrick Campbell, Grantor, Affiant Subscribed and sworn to before me, this 16th day of October, 2023. Notary Public My Commission Expires: July 27, 2026

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers:
Fredrick Campbell; Trustee of the Fredrick Campbell Living Trust 6345 Mount View Road Antioch, TN 37013-1138	SAME	150-12-A-40.00

MAXWELL MULLINS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/27/2026
WILSON COUNTY

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Fredrick Campbell, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable trust established by the Grantors, hereby remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Fredrick Campbell Trustee of the Fredrick Campbell Living Trust, established by the Trust Agreement dated October 16, 2023**, as amended and restated from time to time, and to their successors in trust, with

full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee and the Grantee's successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 16th day of October, 2023.

Fredrick Campbell

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Fredrick Campbell, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16th day of October, 2023.

My Commission Expires: July 27, 2026

Notary Public



EXHIBIT A

Legal Description

Being Lot No. 715 on the plan of Somerset Phase IV, of Record in Plat Book 7900, pages 978 and 979, RODC, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Fredrick M. Campbell for and in consideration of the Final Decree of Divorce entered in the Fourth Circuit Court between the parties, Case No. 01D-1949, recorded on date February 11, 2004 by quitclaim deed, reference number 20040211-0016604, in Register's Office for Davidson County, TN.

Certificate of Authenticity

I, Matthew Mullins, 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 10/16/23.

Date

Affiant Signature

10/16/23
Date

State of Tennessee

County of Wilson

Sworn to and subscribed before me this 16th day of October, 2023.

Notary's Signature

My Commission Expires: 7/27/26
Date

Notary's Seal (if on paper)

