Karen Johnson Davidson County
Batch# 1072310 DEEDQC
11/16/2023 08:18:39 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20231116-0089227

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 130
FRANKLIN, TN 37067
(615) 628-7775

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

The actual consideration for this transfer is $10.00. This is a transfer to a revocable trust.

Kevin L. Bengtson
Affiant

Subscribed and sworn to before me, this 13th day of November 2023.

Madelyn Stampley
Notary public

My commission Expires: 10/26/2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Kevin and Gloria Bengtson Family Trust 440 Chinook Drive Antioch, TN 37013	Kevin and Gloria Bengtson Family Trust 440 Chinook Drive Antioch, TN 37013	181030A53100CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Kevin Lee Bengtson and Gloria Ann Bengtson, husband and wife, do hereby quitclaim, transfer and convey unto Kevin L. Bengtson and Gloria A. Bengtson, as Trustees of the Kevin and Gloria Bengtson Family Trust dated November 13, 2023, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 531, on the Final Plat, Subdivision of Indian Creek, Phase 4, Section 2B, of record in Instrument No. 20200227-0022019, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Kevin Lee Bengtson and Gloria Ann Bengtson, husband and wife, from NVR, Inc., a Virginia Corporation T/A Ryan Homes, by Special Warranty Deed

dated October 5, 2020, and recorded on October 6, 2020, as Document No. 20201006-0115447, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 440 Chinook Drive, Antioch, Tennessee 37013

Witness my hand this 13th day of November 2023.

Kevin Lee Bengtson, Grantor

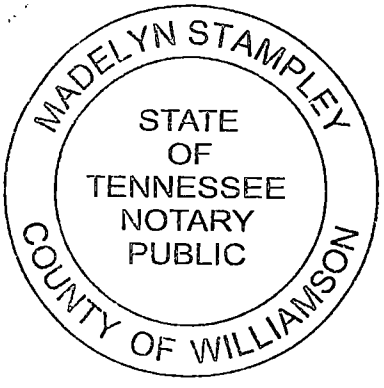
Gloria Ann Bengtson, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Kevin Lee Bengtson and Gloria Ann Bengtson, as Grantors, 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, at office, this day, November 13, 2023.

[Seal]



Madelyn Stampley, Notary Public
My commission expires: October 26, 2025