This Instrument Prepared by:
Kane & Crowell, PLLC
133 S. College St.
Lebanon, TN 37087
615-784-4800

From information furnished by the parties.

The actual consideration or value
Whichever is greater for this
transfer is NO MONETARY
CONSIDERATION

Janice Dillard

Affiant

Karen Johnson Davidson County
Batch # 1080674 DEEDQC
12/12/2023 08:07:32 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20231212-0095550

STATE OF TENNESSEE)
COUNTY OF WILSON)

Sworn to and subscribed before me,
this 28th day of November, 2023.

NOTARY PUBLIC, Bryson Eubanks
My Commission Expires: 12/07/2024

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS OR ANY MATTERS RELATED TO MEDICAID OR TENNCARE BENEFITS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND BRYSON EUBANKS, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

ADDRESS OR NEW OWNERS:	SEND TAX BILLS TO:	MAP AND PARCEL:
Kimberly Elizabeth Miller and Kelly G. Causey, Trustees of the Bankston Family Trust, dated November 28, 2023, and any amendments thereto	Kimberly Elizabeth Miller and Kelly G. Causey, Trustees of the Bankston Family Trust, dated November 28, 2023, and any amendments thereto	052 13 0B 187.00

FOR NO MONETARY CONSIDERATION, WE, **Carleen J. Bankston and Kimberly E. Miller**, by these presents do hereby quitclaim and convey unto **Kimberly Elizabeth Miller and Kelly G. Causey, Trustees of the Bankston Family Trust, dated November 28, 2023, and any amendments thereto,** all our right, title, and interest in and to the following tract or parcel of land, situated, and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Located in Davidson County, Tennessee:

BEING Lot 223, Condominium Site Plan, River Glen Planned Unit Development, Phase IV, Section 3, as shown on plat of record in Instrument 20010330-0030661, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

BEING the same property conveyed to Carleen J. Bankston, unmarried and Kimberly E. Miller, married as tenants in common withfull / right of survivorship, by Warranty Deed from Ruth S. Miller, unmarried, dated November 23, 2015, of record in Instrument Number: 20151124-0119080 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all terms and provisions of the Master Deed, Restrictions, and By-Laws, of record in Book 6762, Page 208 and Book 7566, Page 571, said Register's Office.

This conveyance is subject to: (1) All matters appearing on the Plan of record in Instrument 20010330-0030661, said Register's Office.

This is improved property more commonly known as 3043 Penn Meade Way, Nashville, TN 37214.

Witness by my hand this 28th day of November, 2023.

Carleen J Bankston

Carleen J. Bankston

Kimberly E Miller

Kimberly E. Miller

STATE OF TENNESSEE)
COUNTY OF WILSON)

On the 28th day of November, 2023, personally appeared before me, **Carleen J. Bankston and Kimberly E. Miller**, with each of whom I am personally acquainted or who each proved to me on satisfactory evidence to be the persons who executed the foregoing instrument and who acknowledged that they executed the same by their own free act and deed.

Witness by my hand and official seal

Bryson Eubanks

NOTARY PUBLIC, Bryson Eubanks
My Commission Expires: 12/07/2024