This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CLL)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Karen Johnson Davidson County
Batch# 1095787 DEEDQC
01/30/2024 11:39:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240130-0006463

QUITCLAIM DEED

Address New Owners:
Barbara L. Chadwick, Trustee
Barbara L. Chadwick Trust
4509 Glendale PL
Nashville, TN 37215

Send Tax Bills To:
same

Map/Parcel Number:
131 07 0 035.00

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Barbara L. Chadwick (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Barbara L. Chadwick, Trustee, and her successors in trust, of the Barbara L. Chadwick Trust dated April 17, 2015, as amended (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee, and any improvements thereon (the "Property"), more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Lone Oak Heights, as of record in Plat Book 1424, page 2, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Barbara L. Chadwick, unmarried, by Warranty Deed from Russell Lee Crouch and wife, Jenny Elliott Crouch, of record in Book 9531 page 624 in the Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as 4509 Glendale Place, Nashville, Tennessee 37215.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 30th day of January, 2024.

Barbara L. Chadwick

Barbara L. Chadwick, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Barbara L. Chadwick, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 30 day of January, 2024.

Erica L Martin

Notary Public

My Commission Expires: 07-07-2025

ERICA L. MARTIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
Erica L. Martin
My Commission Expires
July 7, 2025
STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(1)(C)(vi).

Barbara L. Chadwick

Barbara L. Chadwick, Affiant

Subscribed and sworn to before me this 30 day of January, 2024.

Erica L Martin

Notary Public

My Commission Expires: 07-07-2025

ERICA L. MARTIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
Erica L. Martin
My Commission Expires
July 7, 2025
STATE OF TENNESSEE

CERTIFICATE OF AUTHENTICITY

I, Carla L. Lovell, 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 January 30, 2024.

Carla L Lovell

Carla L. Lovell

1/30/2024

Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 30 day of January, 2024.

Erica L Martin

Notary Public

My Commission Expires: 07-07-2025

ERICA L. MARTIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
Erica L. Martin
My Commission Expires
July 7, 2025
STATE OF TENNESSEE