Karen Johnson Davidson County
Batch# 1102160 DEEDQC
02/16/2024 03:38:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240216-0011040

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (JAT)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Barbara B. Caldwell, Trustee Barbara B. Caldwell Revocable Trust 28 Inveraray Nashville, TN 37215	Same	130 12 0A 032.00 CO

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Barbara B. Caldwell, by these presents does hereby quitclaim and convey unto Barbara B. Caldwell, Trustee of the Barbara B. Caldwell Revocable Trust, their successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of my right, title and interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 32 on the Plan of Northumberland, as of record in Plat Book 6250, Page 128 and 129 and corrected in Plat Book 6386, Page 194, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Meredith Caldwell, III and Barbara B. Caldwell, husband and wife, by deed dated September 11, 2015, from Theresa G. Payne, unmarried of record in Instrument No. 20150917-0094230, Register's Office for Davidson County, Tennessee, Meredith Caldwell, III, having died on January 5, 2024.

This is improved property located at 28 Inveraray, Nashville, Tennessee.

[The remainder of this page is intentionally left blank. Signature page to follow.]

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 16th day of February, 2024.

Barbara B. Caldwell

Barbara B. Caldwell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Barbara B. Caldwell, 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 official seal this 16TH day of FEBRUARY, 2024.

MACKENZIE L RORDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Mackenzie L. Rorder

Notary Public
My Commission Expires: Nov. 6, 2024

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me this 16th day of February, 2024.

MACKENZIE L RORDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Mackenzie L. Rorder

Notary Public
My Commission Expires: Nov. 6, 2024

37345698

202402160011040

Tennessee Certification of Electronic Document

I, Adam Harrer, 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 Feb 16, 2024 (date of document).

Affiant Signature

02/16/2024

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 16 day of February, 2024.

Emerald S. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

