Karen Johnson
Batch # 1110467
03/13/2024 08:42:28 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20240313-0017291

This instrument prepared by and return to:
Rebecca A. Bell-Houchin, Atty.
408 Hwy 76, Suite F
White House, Tennessee 37188
615.334.1336

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
Danny W. Adams, Sr. &
Carol L. Adams, Trustees
The Adams Family Trust
107 Circle Drive
Cottontown, TN 37048

MAIL TAX STATEMENT TO:
Danny W. Adams, Sr
107 Circle Drive
Cottontown, TN 37048

MAP/PARCEL NUMBER:
034-05.0A-088.00-C0

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid by the Grantees and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are acknowledged, the GRANTORS, DAN ADAMS and CAROL ADAMS, by these presents do quitclaim and convey our interest unto GRANTEES, THE ADAMS FAMILY TRUST, DANNY W. ADAMS, SR. and CAROL L. ADAMS, TRUSTEES, U/A/D March 6, 2024, residing 107 Circle Drive, Cottontown, TN 37048, the following described real estate, situated in Davidson County, State of Tennessee described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 88 on the Plan of Monticello Manor of record in Plat Book 6250, Page 551, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Michael, an unmarried man by Warranty deed from David M. Humphreys, Married of record in Instrument No. 20070912-0109226 Register's Office for Davidson County, Tennessee, dated August 27, 2007 and recorded on September 12, 2007

BEING the same property conveyed to Danny W. Adams and Carol L. Adams, husband and wife, from Michael Kneff, husband, and Sarah, wife, of Instrument No. 20201208-42368 recorded on 12/08/2020, Register's Office for Davidson County, Tennessee.

This description is the same as in the prior deed

THIS IS IMPROVED PROPERTY which has the address of 604 Independence Ct, Madison TN 37115.

This CONVEYANCE is made subject to any and all plats, easements, restrictions, and other matters of record.

Signature: _____ Signature: _____

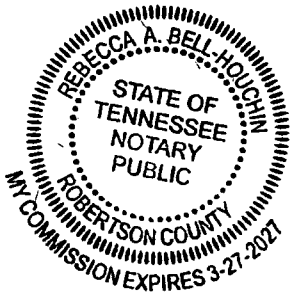
Dan Adams Carol Adams

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, Rebecca A. Bell-Houchin, a Notary Public in and for the said County and State, **DAN ADAMS and CAROL ADAMS** who are either personally known to me or who has presented satisfactory proof of their identities, and who has acknowledged that they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at 408 Hwy 76, Suite F, White House, Tennessee this 6th day of March, 2024 of May, 2024.

_____
NOTARY PUBLIC
Notary Commission Expires 3-27-2027



AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

We hereby swear or affirm that to the best of the affiants' knowledge, information, and belief, the actual consideration or value whichever is greater, for this transfer is $1.00 recordation tax code 67-4-409(a)(3)(F).

SUBSCRIBED AND SWORN TO before me on this 6th day of March, 2024

Danny W. Adams, Sr., Trustee
The Adams Family Trust
U/A/D March 6, 2024

Carol L. Adams, Trustee
The Adams Family Trust
U/A/D March 6, 2024

Rebecca A. Bell-Houchin
NOTARY PUBLIC
Notary Commission Expires 3-27-2027

