This Instrument Prepared By:
Knight Legal
751 Cool Springs Blvd., Ste. 106
Franklin, TN 37067
This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Karen Johnson Davidson County
Batch # 1114104 DEEDQC
03/22/2024 02:11:10 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240322-0020163

New Owner:	Send Tax Bill:	Map/Parcel
Terri Ann Spencer, Trustee of the Terri Ann Spencer Revocable Living Trust dated March 19, 2024, and any amendments thereto 752 Myhr Drive Nashville, TN 37221	Same as new owner	142 14 0 112.00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][3][F]).

Terri Ann Spencer
AFFIANT

Sworn to and subscribed before me this 19th day of March 2024.

Notary Public

RYAN KNIGHT STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 03-19-2025

(Notary Stamp)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **TERRI ANN SPENCER**, a unmarried woman, by these present do hereby quitclaim and convey unto **TERRI ANN SPENCER, TRUSTEE OF THE TERRI ANN SPENCER REVOCABLE LIVING TRUST DATED MARCH 19, 2024, AND ANY AMENDMENTS THERETO**, its heirs and assigns, all my right, title and interest in and to the following described tract or parcel of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 334, on the Plan of Harpeth Valley Park, Section III, as of record in Plan Book 4175, page 15, Register's Office for Davidson County, Tennessee.

Said Lot No. 334 fronts 80 feet on the westerly side of Myhr Drive and extends back

between parallel lines 190 feet to a dead line.

Being the same property conveyed to Terri Ann Spencer by deed from Larry C. Spencer, of record in Book 5949, page 618, Register's Office for Davidson County, Tennessee.

This property is improved property known as: 752 Myhr Drive, Nashville, TN 37122.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS MY HAND this 19 day of MARCH, 2024.

By: Terri A. Spencer
TERRI ANN SPENCER

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Terri Ann Spencer, with whom I am personally acquainted, or who proved by sufficient evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, TN, this 19th day of March, 2024.

NOTARY PUBLIC

