Karen Johnson
Batch # 1118258
04/03/2024 11:32:12 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20240403-0023443

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.

New Owner:	**Send Tax Bill:**	**Map/Parcel**
Michelle Heath, Trustee of the Michelle Heath Revocable Living Trust dated March 28, 2024, and any amendments thereto 809 Redfern Court Madison, TN 37115	Carrington mortgase svc [redacted] LLC. PO Box 5001 Westfield, IN 46074	043 01 0 253.00

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]).

Michelle Heath
AFFIANT

Sworn to and subscribed before me this 28th 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, **TAWANDA MICHELLE HEATH, f/k/a Tawanda Michelle Kimbrough,** a married woman, by these present do hereby quitclaim and convey unto **MICHELLE HEATH, TRUSTEE OF THE MICHELLE HEATH REVOCABLE LIVING TRUST DATED MARCH 28, 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:

BEING Lot No. 26, on the Plan of Shannon Place Subdivision, Section 1, of record in Book 11190, Page 55, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Tawanda Michelle Kimbrough, by deed from Dorothy Marie Whitman f/k/a Dorothy Marie Brewer and husband, Kevin Whitman, of record in Instrument 20071227-0147705, Registers Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 11416, Page 873, Register's Office for said County.

This conveyance is made subject to: (1) All matters appearing on the Plan of record in Book 11190, Page 55; and (2) Sewer Line Easement of record in Book 8829, Page 617, said Registers Office.

Tawanda Michelle Heath and Tawanda Michelle Kimbrough being one in the same person.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

This is Improved property, known as 809 Redfern Court, Madison, TN 37115.

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

WITNESS MY HAND this 28th day of March, 2024.

By: Tawanda Michelle Heath
TAWANDA MICHELLE HEATH

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 Tawanda Michelle Heath, 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 28th day of March, 2024.

NOTARY PUBLIC

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