Karen Johnson Davidson County
Batch # 1121510 DEEDQC
04/10/2024 02:40:11 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240410-0025555

This instrument prepared by:
Zale Dowlen, Attorney #026816
PO Box 335
Goodlettsville, Tennessee 37070-0335
(615) 497-0763
zale@dowlenlaw.com

ADDRESS NEW OWNER:
JOYCE LESLIE SEAVER LIVING TRUST
Dated March 28th, 2024
JOYCE LESLIE SEAVER, Trustee
206 Apple View Court
Goodlettsville, Tennessee 37072

SEND TAX BILL TO:
Same

MAP/PARCEL:
016 00 0 135.00

TRUSTEES'S QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS THAT:

JOYCE LESLIE SEAVER, a single individual, in connection with the administration of her revocable living trust, as trustee, now conveys, releases and forever quitclaims from herself, as an individual, to the **JOYCE LESLIE SEAVER LIVING TRUST, dated March 28th, 2024** all her right, title and interest in and to a certain tract of land in Davidson County, Tennessee as described as follows:

> Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Section One, Lama Terra of record in Plat Book 4860, Page 33, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Said Lot 51 fronts 220.94 feet on the southerly margin of Apple View Court and extends back 251.0 feet on the easterly line and 225.7 feet on the westerly line to a broken line in the rear, measuring 385.04 feet thereon.
>
> Being the same property conveyed to Joyce L. Seaver (aka JOYCE LESLIE SEAVER), a single woman, by Roger Harold Fuqua, Jr., a single man and Michael Wayne Fuqua, a married man, by Warranty Deed, of record as Instrument 20230706-0051534, signed June 22nd, 2023 and filed July 6th, 2023.
>
> *The property is commonly known as 206 Apple View Court, Goodlettsville, Tennessee 37072.*

The above legal description is the same as that contained in the previous deed of record. Said property is conveyed subject to such limitations, restrictions, plats, easements, and other matters of record. and encumbrances as may affect the premises.

The purpose and intent of this document is to transfer title from an individual to a trust where that same individual is the trustee.

I, the above listed grantor conveys my interest in the real property to the JOYCE LESLIE SEAVER LIVING TRUST, dated March 28th , 2024.

JOYCE LESLIE SEAVER

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 28th day of March 2024.

NOTARY PUBLIC

My commission expires:
JAN 2 9 2025

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

AFFIDAVIT

I do hereby certify that the actual, true and correct consideration or value for this transfer is $0.00 for the property conveyed. I, the above listed grantor conveys my interest in the real property to the JOYCE LESLIE SEAVER LIVING TRUST, dated March 28th , 2024.

JOYCE LESLIE SEAVER

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 28th day of March 2024.

NOTARY PUBLIC

My commission expires:
JAN 2 9 2025

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

This instrument was prepared upon information furnished by the transferor. No independent title search has been made. This does not warrant title.