Karen Johnson Davidson County
Batch # 1122707 DEEDQC
04/15/2024 09:43 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20240415-0026542

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration for this transfer is $-0-

David A. Shifrin Jr.

Megan M. Shifrin

This instrument was prepared by:
Mill Creek Legal, PLLC
7209 Haley Industrial Drive, Suite 200
Nolensville, TN 37135

Subscribed and sworn before me this 10th day of April, 2024.

Notary Public
My Commission Expires: 6/26/2024

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

QUITCLAIM DEED

New Owner(s)	*Send Tax Bills To:*	*Map & Parcel Nos.*
Shifrin Family Living Trust 7404 Riverland Drive Nashville, TN 37221	The New Owners	126-16-O-A-257.00

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, **David A. Shifrin Jr. and Megan M. Shifrin,** husband and wife, ("Grantor"), by these presents do hereby remise, release, quitclaim and convey unto **Shifrin Family Living Trust** U/A dated 04/10/2024 ("Grantee"), all of our right, title and interest in and to the following described real property located in the County of ~~Williamson~~ Davidson (DA), State of Tennessee:

Being all of Lot 361, as shown on the plan of Riverwalk, Phase 2A, Section I, of record in Instrument Number 20031014-015 I 989 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property **conveyed to David A. Shifrin Jr. and Megan M. Shifrin,** husband and wife, by Warranty Deed from **Jason L. Crampton and Brandy N. Crampton,** husband and wife, of record in Instrument Number 200704030-0050914 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

This is improved property known as 7404 Riverland Drive, Nashville, TN 37221

WITNESS my hand this 10th day of April, 2024

Grantor – David A. Shifrin Jr.

Grantor – Megan M. Shifrin

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named Grantor, David A. Shifrin Jr. and Megan M. Shifrin, with whom I am personally acquainted and who acknowledged that the Grantor executed this Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Nolensville, Tennessee, 10th day of April, 2024.

Notary Public

My Commission Expires: 6/26/2024

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

This Quitclaim Deed Was Prepared By:
Mill Creek Legal, PLLC
7209 Haley Industrial Drive, Suite 200
Nolensville, TN 37135