Karen Johnson Davidson County
Batch# 1136316 DEEDQC
05/17/2024 11:28:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240517-0036773

# QUITCLAIM DEED

| Address New Owner as Follows: | Send Tax Bills To: | Map-Parcel No. |
|---|---|---|
| Fred M. Adams and Melissa Adams Kincaid, Co-Trustees of the Fred M. Adams Revocable Trust u/a/d August 19, 2011<br>1021 Maynor Avenue<br>Nashville, Tennessee 37216 | (Same) | 072-06-0-016.00 |

This instrument prepared by: Holland & Knight LLP, Kharissa Jacobsen, Esq., 511 Union Street, Suite 2700, Nashville, Tennessee 37219

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is $-0-.

Fred M. Adams
Affiant

Subscribed and sworn to before me, this 11 day of May, 2024.

STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

NOTARY PUBLIC
My Commission Expires: 11/21/2027

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, **FRED M. ADAMS** ("Grantor"), by these presents does hereby quitclaim and convey all his right, title and interest unto **FRED M. ADAMS AND MELISSA ADAMS KINCAID, CO-TRUSTEES OF THE FRED M. ADAMS REVOCABLE TRUST U/A/D AUGUST 19, 2011** ("Grantees"), their successors and assigns, in and to the following described land in Davidson County, Tennessee (the "Property"):

Being Lot No. 47 on the Map of Maynor Place, as of record in Book 843, Page 24, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 47 fronts 60 feet on the northerly side of Maynor Avenue and extends back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Fred M. Adams by Warranty Deed from Deborah L. Gaunt of record in Instrument No. 20191126-0121967, Register's Office for Davidson County, Tennessee.

This is improved property known as 1021 Maynor Avenue, Nashville, Tennessee 37216.

IN WITNESS WHEREOF, Grantor has executed this instrument this 11 day of May, 2024.

Fred M. Adams

Fred M. Adams

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Fred M. Adams, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 11th day of May, 2024.

ROBERT G. ADAMS
NOTARY PUBLIC
STATE OF TENNESSEE
RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires: 11/21/2027

**Tennessee Certification of Electronic Document**

I, Bryan Howard, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on _____ (date of document).

Bryan Howard
Affiant Signature

5/16/24
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 16th day of May, 2024.

Debra Lynn Price
Notary's Signature

MY COMMISSION EXPIRES: 9-2-24

NOTARY'S SEAL

