Karen Johnson
Batch # 1138509
05/23/2024 08:26:43 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20240523-0038339

This Instrument Prepared By:

John M. McDonald
Evans, Jones & Reynolds, P.C.
401 Commerce Street
Suite 710
Nashville, TN 37219
jmcdonald@ejrlaw.com

QUITCLAIM DEED

Address of New Owner:	Send Tax Bill To:	Map-Parcel Number:
The Christopher J. Kovalcik Revocable Trust The Jennifer L. Kovalcik Revocable Trust 5552 Hill Road Brentwood, Tennessee 37027	Same.	160-16-0-043

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representations as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Christopher J. Kovalcik** and wife, **Jennifer L. Kovalcik**, by these presents do hereby quitclaim and convey unto **The Christopher J. Kovalcik Revocable Trust, U/A Dtd. April 30, 2024** and **The Jennifer L. Kovalcik Revocable Trust, U/A Dtd. April 30, 2024**, all of their right, title and interest in and to the tract or parcel of land described more particularly in **Exhibit A** attached hereto and incorporated by reference.

This is a conveyance of improved real property located at 5552 Hill Road, Brentwood, Tennessee 37027.

This conveyance is made subject to all matters of record with the Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF we have hereunto set our hands and seal on this 30th day of April, 2024.

Christopher J. Kovalcik

Jennifer L. Kovalcik

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Alison Altshuler, a Notary Public in and for said County, **Christopher J. Kovalcik** and **Jennifer L. Kovalcik**, with whom I am personally acquainted (or proved to me on satisfactory basis) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of April, 2024.

Notary Public

ALISON ALTSHULER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-3-2025

My Commission Expires: 3-3-2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer is $0.00.

Christopher J. Kovalcik

Subscribed and sworn to before me, this 30th day of April, 2024.

Notary Public

My Commission Expires: 3-3-2025

ALISON ALTSHULER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-3-2025

EXHIBIT A

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson, Tennessee, being Lot(s) 4, as shown on the map entitled Revision of Lots 1, 3, 4, 6, 13 & 14, Section Two, Woodridge, of record as Plat Book 6900, page 983, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Christopher J. Kovalcik and Jennifer L. Kovalcik, husband and wife, by Warranty Deed from Gregory Kent Eli and Michele Renee Eli, husband and wife, dated August 5, 2011, and of record as Instrument No. 20110809-0061398, Register's Office for Davidson County, Tennessee.