Karen Johnson Davidson County
Batch # 1139268 DEEDQC
05/24/2024 01:48:45 PM 2 pgs
Fees: $12.00 Taxes: $0.00



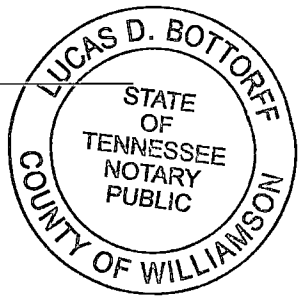
20240524-0038939

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

Jamie Means

Subscribed and sworn before me this 20 day of May, 2024.

Notary Public
My Commission Expires: 6/26/2024



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

QUITCLAIM DEED

New Owner(s)	*Map & Parcel Nos.*
Means Living Trust 1604 Mountain Ash Lane Antioch, TN 37013	149070E081 00CO

Send tax bill to New Owner

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, **Jamie Means,** an unmarried woman, ("Grantor"), by these presents do hereby remise, release, quitclaim and convey unto **Means Living Trust** U/A dated June 9, 2022 ("Grantee"), all of my right, title and interest in and to the following described real property located in the County of Davidson, State of Tennessee:

> Land in Davidson County, Tennessee, being Unit No. 1604 on the Plan of Canyon Ridge Phase 3, a Townhome Planned Unit Development, a Horizontal Property Regime with Private Elements, filed as Exhibit to and established by Declaration of Covenants, Conditions and Restrictions for Canyon Ridge Phase 3, a Townhome Planned Unit Development, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20210831-0117 403 and corrected by Scrivener's Affidavit of record in Instrument No. 20210908-0120099, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed unto Jamie Means, unmarried woman by NVR, Inc., a Virginia Corporation TIA Ryan Homes, by Warranty Deed of record as Instrument number 20221128-0124293 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 1604 Mountain Ash Lane, Antioch, TN 37013.

WITNESS my hand this 20 day of May, 2024.

Grantor – Jamie Means

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, Jamie Means, 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, 20 day of May, 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