Karen Johnson Davidson County
Batch# 1163295 DEEDQC
07/29/2024 10:30:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20240729-0056933

Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from information
supplied by the parties

New Owner(s):	James David Andrews, IV Family (Credit Shelter) Trust Jayne R. Andrews, Trustee 1626 Chickering Road Nashville, TN 37215 Jayne R. Andrews Revocable Living Trust Jayne R. Andrews, Trustee 1626 Chickering Road Nashville, TN 37215
Send tax notice to:	Jayne R. Andrews, Trustee 1626 Chickering Road Nashville, TN 37215
Map and Parcel No.:	144 13 0 025.00

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration **Jayne R. Andrews, Trustee, James David Andrews, IV Revocable Living Trust Agreement dated March 30, 2012** ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Jayne R. Andrews, Trustee, James David Andrews, IV Family (Credit Shelter) Trust U/A dated March 30, 2012** ("Grantee"), all of its interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

> A certain tract or parcel of land lying in Davidson County, Tennessee, being Lot No. 2, on the Plan of Andrew's Property, of record in Plat Book 6200, page 121, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Together with an appurtenant easement for a first class private road and public utilities 20 feet in width from the east margin of Chickering Road reserved in Warranty Deed of record in Book 3068, page 121, Register's Office for Davidson County, Tennessee, and as set out in Warranty Deed of record in Book 5352, page 561, Register's Office for Davidson County, Tennessee

Description is taken from prior deed of record.

This is improved real property known as: **1622 Chickering Road, Nashville, TN 37215.**

Being the same property conveyed of record in Instrument Number 20240724-0055858 Register's Office, Davidson County, Tennessee, from Jayne R. Andrews, Executrix of the Estate of James David Andrews, IV, to Jayne R. Andrews, Trustee, James David Andrews, IV Revocable Living Trust Agreement dated March 30, 2012, by Executor's Deed dated July 23, 2024.

As a result of this conveyance, **Jayne R. Andrews, Trustee, James David Andrews, IV Family (Credit Shelter) Trust U/A dated March 30, 2012**, will hold a two-thirds (2/3) undivided interest as Tenant-in-Common and **Jayne R. Andrews, Trustee, Jayne R. Andrews Revocable Living Trust Agreement dated March 14, 2012**, will hold a one-third (1/3) undivided interest as Tenant-in-Common in the above described property.

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on the 23rd day of July 2024.

Jayne R. Andrews

Jayne R. Andrews, Trustee
James David Andrews, IV
Revocable Living Trust Agreement
dated March 30, 2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Jayne R. Andrews, Trustee, James David Andrews, IV Revocable Living Trust Agreement dated March 30, 2012**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23rd day of July 2024.

NOTARY PUBLIC

My Commission Expires: 02/07/2026

KATHERINE JOHNSON
TENNESSEE NOTARY PUBLIC
My Comm Exp. February 7, 2026
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Jayne R Andrews
AFFIANT

Sworn to and subscribed to before me on the 23rd day of July 2024.

NOTARY PUBLIC

My Commission Expires: 02/07/2026

KATHERINE JOHNSON
TENNESSEE NOTARY PUBLIC
My Comm Exp. February 7, 2026
COUNTY OF WILLIAMSON

Certificate of Authenticity

I, Josh Tillman, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for recordation herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on July 23, 2024.

Affiant Signature

July 24, 2024

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 24th day of July 2024.

Notary's Signature

My Commission Expires: 02/07/2026

Notary's Seal:

KATHERINE JOHNSON
TENNESSEE NOTARY PUBLIC
My Comm Exp February 7, 2026
COUNTY OF WILLIAMSON