Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
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Brentwood, Tennessee 37027
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Prepared from Information
supplied by the parties

Karen Johnson Davidson County
Batch# 1169254 DEEDQC
08/14/2024 01:35:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240814-0062199

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Richard D. Fletcher and Kim J. Fletcher, Co-Trustees
Fletcher Family Revocable Living Trust
4116 Ridgefield Drive
Nashville, TN 37205

Send Tax Bills To:
New Owner

Map and Parcel No.
116030M00500CO

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, **Kim J. Fletcher and Richard D. Fletcher**, ("Grantors") this day have bargained and sold, and hereby quitclaim, convey and transfer unto **Richard D. Fletcher and Kim J. Fletcher, Co-Trustees, Fletcher Family Revocable Living Trust Agreement dated July 25, 2024** ("Grantees"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

A certain condominium located in Davidson County, Tennessee, being Unit No. 4116 of Belle Meade Court Condominiums, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et. seq. of the Tennessee Code Annotated, under the Master Deed establishing Belle Meade Court Condominiums of record in Instrument Number 20081223-0122172, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof said Units being depicted in Exhibit "D" to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit "E" to said Master Deed. Said Units also being a portion of the property as depicted on the Plan of First Revision, Unified Plat of Subdivision & Consolidation of Belle Meade Theater of record in Instrument No. 20081112-0111752, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to **Kim J. Fletcher and Richard D. Fletcher**, by Warranty Deed dated December 29, 2020, from **Linda A. Licalsi, unmarried and Linda A. Licalsi, Successor Co-Trustee of The Carla Licalsi Revocable Trust**, recorded in Instrument No. 20210105-0001319, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **4116 Ridgefield Drive, Nashville, TN 37205.**

(Legal description from prior deed of record).

Section 35-15-510 of the Tennessee Code Annotated shall apply to the real property described herein.

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 9th day of August 2024.

Kim J. Fletcher

Richard D. Fletcher

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 **Kim J. Fletcher**, 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 9 day of August 2024.

Notary Public

My Commission Expires:
7-3-28

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 **Richard D. Fletcher**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 9 day of August 2024.

Notary Public

My Commission Expires:
7-3-28

SUZY C. SATTERFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES: JULY 03, 2028

STATE OF TENNESSEE
COUNTY OF Davidson

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

Affiant

Sworn to and subscribed to before me, this the 9 day of August 2024.

Notary Public

My Commission Expires:
7-3-28

SUZY C. SATTERFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES: JULY 03, 2028

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 August 9, 2024.

Affiant Signature

August 14, 2024

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 14th day of August 2024.

Notary's Signature

My Commission Expires: 9/23/24

Notary's Seal:

