Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Kimberly Dawn Cannon, Trustee of the Kimberly Dawn Cannon Revocable Living Trust dated August 14, 2024 2711 Windemere Drive Nashville, TN 37214	**084 07 0 031.00**	**Kimberly Dawn Cannon, Trustee of the Kimberly Dawn Cannon Revocable Living Trust dated August 14, 2024 2711 Windemere Drive Nashville, TN 37214**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Kimberly Dawn Cannon** (the "Grantor"), by these presents hereby transfer, assign, and quitclaim to **Kimberly Dawn Cannon, Trustee of the Kimberly Dawn Cannon Revocable Living Trust under agreement dated August 14, 2024** (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

This is improved property known as 2711 Windemere Drive, Nashville, TN 37214.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Karen Johnson Davidson County
Batch # 1170415 DEEDQC
08/16/2024 08:08:53 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240816-0062650

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 14th day of August, 2021.

KATIE CESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public
My Commission Expires: JUNE 20, 2027

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian S. Shelton or Carter Shelton Jones, PLC perform a title examination; and that neither Brian S. Shelton nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed effective this 14th day of August, 2024.

Kimberly D Cannon

Kimberly Dawn Cannon

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 **KIMBERLY DAWN CANNON,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal on this the 14th day of August, 2024.

Notary Public

My Commission Expires:
1/11/2026



EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Lot No. 93 of Sunny Acres, Section III, of record in book 2663, page 92, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Kimberly Dawn Cannon, by deed dated June 29, 2000, and recorded on June 30, 2000, of record as Instrument Number 20000630-0065067, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) all matters appearing on the plan of record in Book 2663, page 92, said Register's Office; and (2) restrictive covenants of record in Book 2811, page 170, said Register's Office.