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

Karen Johnson Davidson County
Batch# 1232503 DEEDQC
01/31/2025 09:05:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250131-0007371

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.
Ambrose C. Amadi and Comfort K. Amadi, Co-Trustees Amadi Family Revocable Living Trust 4524 Winfield Drive Nashville, TN 37211	New Owner	172140B03600CO

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, **Ambrose Amadi**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Ambrose C. Amadi and Comfort K. Amadi, Co-Trustees, Amadi Family Revocable Living Trust Agreement dated January 30, 2025** ("Grantees"), all of his interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

LAND in Davidson County, TN, BEING Lot No. 36, on the Plan of Winfield Park, Phase 1, Section 1, Revision 1, a Planned Unit Development, of record in Instrument No. 20010313-0024108, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to **Ambrose Amadi, married**, by Warranty Deed dated July 26, 2006, from **Charles R. Bruce and wife, Kay Bruce**, recorded in Instrument No. 20060801-0093241, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **4524 Winfield Drive, Nashville, TN 37211.**

Ambrose Amadi and **Ambrose C. Amadi** are one and the same person.

(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 Grantor hereby affixes his signature on this the 30th day of January 2025.

Ambrose Amadi

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 **Ambrose Amadi**, 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 30th day of January 2025.

Notary Public

My Commission Expires:
7/6/27



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

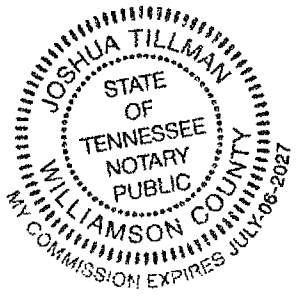
The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 30th day of January 2025.

Notary Public

My Commission Expires:
7/6/27



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 January 30, 2025.

Affiant Signature

January 30, 2025

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 30th day of January 2025.

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