Karen Johnson
Batch # 1232572
01/31/2025 10 22 47 AM
Fees $17 00 Taxes $0 00
Davidson County
DEEDQC
3 pgs
20250131-0007450

Prepared by:
Randy Ratliff, Attorney
5115 Maryland Way
Brentwood, Tennessee 37027

Send Tax Bills To:
Arunas Vanagunas & Kimberly Goessele, Trustees of the
The Arunas Vanagunas & Kimberly Goessele Living Trust
918 Chancery Lane
Nashville, Tennessee 37205

New Owner is:
Arunas Vanagunas & Kimberly Goessele, Trustees of the
The Arunas Vanagunas & Kimberly Goessele Living Trust
918 Chancery Lane
Nashville, Tennessee 37205

Map & Parcel: 130 10 0 091.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Aranus D. Vanagunas and Kimberly D. Goessele,** a husband and wife, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Arunas D. Vanagunas and Kimberly D. Goessele, Trustees of the Arunas D. Vanagunas and Kimberly D. Goessele Living Trust, a revocable trust,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT

Land in Davidson County, Tennessee, being Lots Nos 9 and 10 on the Plan of Manors of Belle Meade, of record in Book 547, page 152, Register's Office for Davidson County, Tennessee, and described more particularly as follows·

Said Lots Nos 9 and 10 front 120 feet on the easterly side of Chancery Lane and run back between parallel lines a distance of 17 5 feet to a dead line and measuring 120 feet on said dead line

Being the same property conveyed to Arunas D Vanagunas and Kimberly D Goessele, husband and wife, from John Hannon and wife, Carolyn Hannon, by deed dated July 18, 2014, of record in Instrument No 20140721-0064328, Register's Office for Davidson County, TN and subject of Scrivener's Affidavit of record in Instrument 20140807-0071328 Register's Office for Davidson County, TN All matters appearing on the Plan of record as Book 547, page 152, Register's Office for Davidson, County, TN

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES

This is improved property known as 918 Chancery Lane, Nashville TN 37205

The description was provided to the preparer of this deed, and preparer makes no warranty or representation as to the accuracy of said description. The deed was made without benefits of title search, and the preparer of this

deed makes no representations as to the status of the title of the herein described property. The preparer of this deed has not in any way participated in the financial closing of this transaction. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 13th day of November, 2024.

GRANTORS:

ARUNAS D VANAGUNAS

KIMBERLY D GOESSELE

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
ss)
COUNTY OF WILLIAMSON)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Arunas D. Vanagunas and Kimberly D. Goessele**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained

Witness my hand and seal on this the 13th day of November, 2024.

LACEY AL ATRAQCHIF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-9-2027

NOTARY PUBLIC
My commission expires 3/9/2027

OATH OF CONSIDERATION

STATE OF TENNESSEE)
) ss
COUNTY OF WILLIAMSON)

The actual consideration or true value, whichever is greater for this transfer is $0 00

AFFIANT

AFFIANT

Subscribed and sworn before me, this 13th day of November, 2024

NOTARY PUBLIC
My commission expires 3/9/2027

