Karen Johnson
Batch # 1258280
04/14/2025 08 29 30 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250414-0027679

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY
The Higgins Firm, 200 Hart Street, Nashville, TN 37210 (615) 353-0930
This deed was prepared without the benefit of a title examination and therefore the preparer makes no certification as to the validity of the title therein.

ADDRESS OF NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Gerard and Nancy Schacht, Trustees **6512 Arvington Way** **Antioch, TN 37013**	**SAME**	**151 09 0A 118.00**

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

Gerard P. Schacht and Nancy Schacht, a married couple

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Gerard P. Schacht and Nancy M. Mikula-Schacht, Co-Trustees of the Gerard P. Schacht and Nancy M. Mikula-Schacht Family Tennessee TBE Trust dated April 8, 2025,

HEREINAFTER called the GRANTEES, a certain tract or parcel of land in **Davidson County**, State of Tennessee, described as follows, to-wit:

LOT NUMBER 118, ON THE PLAN OF LONG HUNTER CHASE, PHASE 1, SECTION 1, OF RECORD IN BOOK 7900, PAGES 829-831, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION

Being the same property conveyed to Gerard P. Schacht and Nancy Schacht, by Special Warranty Deed from Federal Home Loan Mortgage Corporation, dated May 10, 2013, of record in Instrument No 20130606-0057317, Register's Office of Davidson County, Tennessee.

Subject to all matters set forth on the plan of record, applicable zoning ordinances, utility and other easements of record, and all other matters of public record

[Note. Gerard P. Schacht, Grantor, and Gerard P. Schacht, Grantee are one and the same person

Note 2: Nancy Schacht, Grantor, and Nancy M. Mikula-Schacht, Grantee are one and the same person]

This is improved property known as 6512 Arvington Way, Antioch, Tennessee, 37013

WITNESS OUR HANDS this the 8th day of April, 2025.

Gerard P. Schacht

Gerard P. Schacht

Nancy Schacht

Nancy Schacht

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainors, **GERARD P. SCHACHT and NANCY SCHACHT,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the persons described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 8th day of April, 2025.



NOTARY PUBLIC
My Commission Expires: 7/7/2027

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

AFFIANT

Sworn to and subscribed to before me this 8th day of April, 2025.

NOTARY PUBLIC
My Commission Expires: 7/7/2027

