This instrument prepared by:
Zale Dowlen, Attorney #026816
PO Box 335
Goodlettsville, Tennessee 37070-0335
(615) 497-0763
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ADDRESS NEW OWNER:
SHIRLEY MAE GREENE-KERKVLIET LIVING TRUST
Dated March 14 2025
SHIRLEY MAE GREENE-KERKVLIET, Trustee
213 Becklea Drive
Madison, Tennessee, 37115

SEND TAX BILL TO:
Same

MAP/PARCEL:
043 10 0 088.00

TRUSTEES'S QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS THAT:

I, SHIRLEY MAE GREENE-KERKVLIET, (aka Shirley M. Greene), a single adult, in connection with the administration of my revocable living trust, as trustee, now conveys, releases and forever quitclaims from myself, as an individual, to the SHIRLEY MAE GREENE-KERKVLIET LIVING TRUST, dated the 14 of March, 2025, all my right, title and interest in and to a certain tract of land in Davidson County, Tennessee as described as follows:

Being Lot No. 247 on the Plan of Madison Park, Section 8, as of record in Book 2300, page 117, Register's Office for said County.

Said Lot fronts 62.24 on the southerly margin of Becklea Drive and runs back 140 feet on the easterly line and 140.1 feel on the westerly line to a dead line in the rear on which it measures 63.1 feet.

Being the same property conveyed to Shirley M. Greene, by deed from Paulette Durham of record in Book 5032, Page 595-596, Registers Office for Davidson County Tennessee.

Being the same property conveyed to Shirley M. Greene (aka SHIRLEY MAE GREENE-KERKVLIET) by Leo Kerkvliet pursuant to divorce decree by Quitclaim Deed of record 20130510-0047484, Registers Office for Davidson County Tennessee.

The above legal description is the same as that contained in the previous deed of record. Said property is conveyed subject to such limitations, restrictions, plats, easements, and other matters of record. and encumbrances as may affect the premises.

Karen Johnson
Batch # 1259988
04/15/2025 08 39 55 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250415-0028402

The purpose and intent of this document is to transfer title from an individual to a trust where that same individual is the trustee.

The property is commonly known as 213 Becklea Drive, Tennessee, 37115.

I, the above listed grantor conveys my interest in the real property to the SHIRLEY MAE GREENE-KERKVLIET LIVING TRUST dated March 19th 2025

Shirley Mae Greene-Kerkvliet
SHIRLEY MAE GREENE-KERKVLIET
aka Shirley M. Greene

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 19th day of March 2025.

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC
My commission expires:
DEC 19 2028

AFFIDAVIT

I do hereby certify that the actual, true and correct consideration or value for this transfer is $0.00 for the property conveyed. I, the above listed grantor conveys my interest in the real property to the SHIRLEY MAE GREENE-KERKVLIET LIVING TRUST dated March 19th 2025.

Shirley Mae Greene-Kerkvliet
SHIRLEY MAE GREENE-KERKVLIET
aka Shirley M. Greene

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 19th day of March 2025.

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC
My commission expires:
DEC 19 2028

This instrument was prepared upon information furnished by the transferor. No independent title search has been made. This does not warrant title.