This Instrument was prepared by:
Marshall & Associates, PLLC.
10574 Lebanon Road
Mt. Juliet, TN 37122

FROM: **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD, Grantors/Affiants.**

TO: **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD, as co-Trustees of the CRAWFORD FAMILY REVOCABLE TRUST, U/A dated April 15, 2025, Grantee.**

QUITCLAIM DEED

Address New Owner:	Sent Tax Bills to:	Map-Parcel Numbers
Anthony H. Crawford 2137 Christina Court Hermitage, TN 37076	Anthony H. Crawford 2137 Christina Court Hermitage, TN 37076	087010B00800 CO

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Karen Johnson Davidson County
Batch # 1260706 DEEDQC
04/17/2025 08:44:08 AM 3 pgs
Fees $17.00 Taxes $0.00
20250417-0029302

The actual consideration for this transfer is $0.00.

ANTHONY H. CRAWFORD, Grantor/Affiant.

Elizabeth D Crawford
ELIZABETH D. CRAWFORD, Grantor/Affiant.

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD**, Grantors/Affiants, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and whom upon oath acknowledged themselves to be **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD**, Grantors/Affiants, and whom upon further oath acknowledged that each executed the foregoing instrument for the purposes therein contained by signing his/her name.

Witness my hand and official seal at Mount Juliet, Tennessee, this 15th day of April, 2025.

Heather M. Yates
NOTARY PUBLIC
My Commission Expires: 9-7-2026

HEATHER M YATES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT 7 2026

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FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named, **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD, as co-Trustees of the CRAWFORD FAMILY REVOCABLE TRUST, U/A dated April 15, 2025**, Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD**, Grantors, do hereby quitclaim, transfer, and convey to **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD, as co-Trustees of the CRAWFORD FAMILY REVOCABLE TRUST, U/A dated April 15, 2025** all interest, right and ownership each may have to the following parcel of real estate located in Davidson County, Tennessee, as described in **Exhibit A**.

IN WITNESS WHEREOF, the undersigned have executed this Quitclaim Deed on this 15 day of April, 2025.

ANTHONY H. CRAWFORD, Grantor/Affiant.

Elizabeth d Crawford
ELIZABETH D. CRAWFORD, Grantor/Affiant.

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD**, Grantors/Affiants, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and whom upon oath acknowledged themselves to be **ANTHONY H. CRAWFORD AND ELIZABETH D. CRAWFORD**, Grantors/Affiants, and whom upon further oath acknowledged that each executed the foregoing instrument for the purposes therein contained by signing his/her name.

Witness my hand and official seal at Mount Juliet, Tennessee, this 15th day of April, 2025.

Heather M. Yates
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DAVIDSON COUNTY
My Commission Expires SEPT 7, 2026

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EXHIBIT A

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING LOT NUMBER 8 ON THE PLAT OF MONTICELLO CLUSTER LOT DEVELOPMENT AS SHOWN ON PLAT OF RECORD IN INSTRUMENT NUMBER 20060328-0035050 AND INSTRUMENT NUMBER 20060417-0043313, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JOSH BROWN, AN UNMARRIED MAN BY WARRANTY DEED FROM CORINTHIAN CUSTOM HOMES, INC. AS RECORD 10-17-06 AS INSTRUMENT NO. 20061017-0128934.

Subject to all matters shown on plat of record as Instrument No. 20060328-0035050 & 20060417-0043313, in the Register's Office for DAVIDSON County, Tennessee.

Being the same property conveyed to Anthony H. Crawford and Elizabeth D. Crawford, Husband and wife, by Deed from Josh Brown, a married man, dated June 11, 2015 and filed June 17, 2015, of record in Instrument No. 20150617-0057515, Register's Office for Davidson County, Tennessee.

This is improved property known as 2137 Christina Court, Hermitage, Tennessee, 37076
THIS DEED WAS PREPARED without the benefit of a survey or title search using information provided by the parties and the preparer makes no representation as to the status of the title of the property herein conveyed Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand