Karen Johnson Davidson County
Batch# 1275255 DEEDQC
05/20/2025 08:11:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250520-0039466

THIS INSTRUMENT PREPARED BY: From information furnished by the parties.
Johnson McGinnis Elder Care Law & Estate Planning, PLLC
104 Wyncrest Way, Suite 100
Hendersonville, TN 37075

Address New Owners	**Send Tax Bills To**	**Map-Parcel No.**
Michele A. Halen, Trustee 640 Gibson Drive Madison, TN 37115	Same	051-04-0-025.00

Quitclaim Deed to Trustee

Grantor: Michele A. Halen (unmarried).

Grantee: Michele A. Halen, Trustee of the Revocable Trust of Michele A. Halen, dated May 19, 2025.

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Dale Heights as of record in Book 2330, Page 153, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Michele A. Halen by deed from Donald W. Halen, Jr., by Final Decree of Divorce entered in the Fourth Civil Circuit Court for Davidson County, Tennessee, Docket Number 14D-1744, signed November 12, 2014, of record as Instrument Number 20150313-0021497, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Donald William Halen, and wife, Michele Halen, by Deed from David E. Carmon, and wife, Judy A. Carmon of record in Record Book 9426, Page, 816 Register's Office for Davidson County, Tennessee.

This is improved property, known as: 640 Gibson Drive Madison, TN 37115.

The property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the property.

THE PARTIES ACKNOWLEDGE THAT JOHNSON MCGINNIS ELDER CARE LAW & ESTATE PLANNING, PLLC IS NOT A CLOSING AGENT FOR THIS TRANSACTION PURSUANT TO THE PROVISIONS OF § 6045 (e) OF THE INTERNAL REVENUE CODE AS AMENDED BY THE TAX REFORM ACT OF 1986

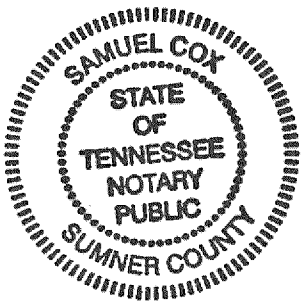
Michele A. Halen, Grantor

State of Tennessee
County of Sumner

On May 19, 2025, personally appeared before me, Michele A. Halen, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument, and who acknowledged that she executed it as her free act and deed.

Notary Public

My commission expires: 8-1-2028



* *

State of Tennessee
County of Sumner

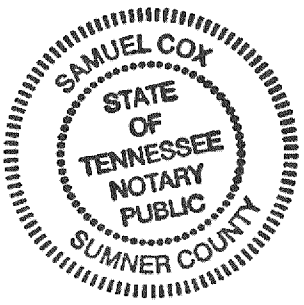
The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Michele A. Halen, Trustee
Grantee

Sworn to and subscribed before me on May 19, 2025.

Notary Public

My commission expires: 8-1-2028



* *

TRUE Copy Certification

I, Samuel Cox, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on May 19, 2025.

Signature

5-19-2025
Date

State of Tennessee
County of Sumner

Sworn to and subscribed before me on May 19, 2025.

Notary's Signature
My Commission Expires: 04/26/27

