QUITCLAIM DEED

Karen Johnson Batch # 1289047 06/24/2025 08 28 46 AM Fees $12 00 Taxes $0 00 20250624-0049359	Davidson County DEEDQC 2 pgs

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0 00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF JUNE, 2025

NOTARY PUBLIC

MY COMMISSION EXPIRES 4.19.27

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

The Law Office of S. Ruffin Craig, Jr., PLLC
750 Old Hickory Blvd
Bldg Two, Suite 150
Brentwood, Tennessee 37027

This instrument was prepared by information furnished by the parties herein

No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Mary Jane Dewey, Trustee of the Mary Jane Dewey Revocable Trust	New Owner	051-07-0-00400
(NAME)	(NAME)	
806 Fairoaks Dr		
(ADDRESS)	(ADDRESS)	
Madison, TN 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Zero Dollars ($0 00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Mary Jane Dewey, ("Grantor")**, does hereby release, quit claim and convey unto **Mary Jane Dewey, Trustee of the Mary Jane Dewey Revocable Trust U/A dated June 5, 2025, ("Grantee")**, all of Grantor's interest in and to a certain tract or parcel of real estate located in Davidson County, Tennessee, described as follows to wit

Being Lot No 18 on the Plan of Pleasant Acres, Section Five, as shown by plat of record in Book 2331, Page 56, 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 Mary Jane Dewey, a married woman, as her sole and separate property, by Warranty Deed from Robert N Latham, unmarried, recorded on May 13, 2019, of record in Instrument No 20190513-0044826, Register's Office for Davidson County, Tennessee

Improved property known as 806 Fairoaks Drive, Madison, TN 37115

The legal description contained herein is the same as that contained in the previous deed of record

WITNESS MY HAND this 5th day of June, 2025.

Mary Jane Dewey

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 5 day of June, 2025, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Mary Jane Dewey**, to me known to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed

Notary Public

Commission expires 4.19.27

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON