Karen Johnson
Batch # 1296998
07/14/2025 08 18 15 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250714-0054987

QUITCLAIM DEED

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 10TH DAY OF JULY, 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
Bruce A Beck and Joy S Beck, Co-Trustees of the Beck Family Revocable Trust	New Owner	159-12-0-010 00
(NAME)	(NAME)	
5531 Hillview Dr		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		
(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, **Bruce A. Beck and Joy S. Beck, husband and wife, ("Grantors")**, do hereby release, quit claim and convey unto **Bruce A. Beck and Joy S. Beck, Co-Trustees of the Beck Family Revocable Trust U/A dated July 10, 2025, ("Grantee")**, all of Grantors' 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 53 on the Plan of Section Three, Revised, Oak Hill Estates, of record in Book 5200, Page 16, Register's Office for Davidson County, Tennessee

Said Lot No 53 fronts 162 93 feet on the southwesterly margin of Hillview Drive and extends back 419 90 feet on the northwesterly line and 365 0 feet on the southeasterly line to a dead line in the rear, measuring 167 87 feet thereon

Being the same property conveyed to Bruce A Beck and Joy S Beck, husband and wife, by deed from Emmanuel N Deasypris and wife, Chryssi M Dessypris, husband and wife, of record in Book 8969, Page 690, Register's Office for Davidson County, Tennessee

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING

1) The Plan of Record In Book 5200, Page 16, said Register's office and all matters therein, 2) Restrictive Covenants of record in Book 5010, Page 245, said Register's Office

This is improved property known as 5531 Hillview Drive, Brentwood, TN 37027

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

WITNESS OUR HANDS this 10th day of July, 2025

Bruce A. Beck

Joy S. Beck

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 10 day of July, 2025, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Bruce A. Beck** and **Joy S. Beck**, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed

Notary Public

Commission expires 4.19.27

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON