QUITCLAIM DEED

Karen Johnson Davidson County
Batch # 1307117 DEEDQC
08/11/2025 09:11:50 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20250811-0063363

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 AUGUST, 2025.

Notary Public

MY COMMISSION EXPIRES: 4.19.27
(AFFIX SEAL)

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
Monique Griffin, Trustee of the Monique Griffin Revocable Trust	New Owner	171-04-0C-065.00CO
(NAME)	(NAME)	
807 Barrington Place 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, **Monique Griffin, ("Grantor")**, does hereby release, quit claim and convey unto **Monique Griffin, Trustee of the Monique Griffin Revocable Trust U/A dated August 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:

Land in Davidson County, Tennessee, being Unit 65, as set forth in the Master Deed and Bylaws for Barrington Place, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20050914-0110701, and corrected in Instrument No. 20051025-0128696, P.U.D. Boundary Survey of record in Instrument No. 20050404-0036360, said Register's Office to which reference is hereby made for a more complete and accurate description of said Lot.

Being the same property conveyed to Monique Griffin, unmarried, by deed dated July 10, 2013 from Monica L. Lahn, unmarried, of record in Instrument No. 20130717-0073664, said Register's Office.

This is the same description as used in the last deed of record.

This conveyance is subject to the following:

1. Restrictions of record in Instrument No. 20050914-0110701, corrected in Instrument No 20051025-0128696,said Register's Office.
2. Easements of record in Book 7026, page 756, Book 7121, page 197, Book 7883, page 319, Book 7883, page 323, and in Instrument No. 2005110-0135895, said Register's Office.
3. All matters appearing of record in Plat Instrument No. 20050404-0036360, said Register's Office.
4. All matters according to P.U.D. boundary survey prepared by Anderson, Delk, Epps & Associates, Inc. R.L.S. 1660.

This is improved property known as 807 Barrington Place Dr., Brentwood, Tennessee 37027.

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

WITNESS OUR HANDS this 5 day of August, 2025.

M. Griffin

Monique Griffin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 5 day of August, 2025, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Monique Griffin**, 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