Karen Johnson Davidson County
Batch# 1448840 DEEDQC
07/17/2026 12:07:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260717-0064922

Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.
Thomas J. O'Connell and Elizabeth F. O'Connell, Co-Trustees O'Connell Family Revocable Living Trust 914 Auburn Lane Brentwood, TN 37027	New Owner	147120A21700CO

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Thomas J. O'Connell and Elizabeth F. O'Connell, husband and wife** ("Grantors"), this day have bargained and sold, and hereby quitclaim, convey and transfer unto **Thomas J. O'Connell and Elizabeth F. O'Connell, Co-Trustees, O'Connell Family Revocable Living Trust Agreement dated July 16, 2026** ("Grantees"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

BEING a certain private element unit situated in Davidson County, Tennessee, and further known as Unit 217, together with the appurtenant common elements of Northcrest Commons, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Declaration of Covenants, Conditions and Restrictions for Northcrest Commons Homeowners Association, Inc., of record in Instrument No. 20040615-0070835; as amended and supplemented in Instrument No. 20040722-0087737; Instrument No. 20050228-0021538; Instrument No. 20060628-0077585; and in Instrument No. 20121113-0104425, Register's Office for Davidson County, Tennessee; and as provided in those By-Laws of record in Instrument No. 20040615-0070834, said Register's Office, to which reference is hereby made. Said Unit being also depicted on the site plan of Northcrest, Phase One & Two, a horizontal property regime with private elements, attached as exhibit to said Declaration, as amended. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Northcrest Commons provided in said Declaration, as amended, together with the By-Laws appended thereto, the aforementioned site plan, and the undivided percentage interest in the Common Elements appurtenant to each Unit, are incorporated herein by reference and made a part hereof the same as though copied herein for a more complete identification, description and placement of such Unit.

Being the same property conveyed to **Thomas J. O'Connell and Elizabeth F. O'Connell, husband and wife**, by Warranty Deed dated November 13, 2020, from **Vince Adams and wife, Angela Adams**, recorded in Instrument No. 20201117-0135240, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **217 Northcrest Commons Circle, Nashville, TN 37211.**

(Legal description from prior deed of record).

Section 35-15-510 of the Tennessee Code Annotated shall apply to the real property described herein.

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 16th day of July 2026.

Thomas J. O'Connell

Elizabeth F. O'Connell

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Thomas J. O'Connell**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of July 2026.

Notary Public

My Commission Expires:
7/6/27

JOSHUA TILLMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES JULY-06-2027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Elizabeth F. O'Connell**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of July 2026.

Notary Public

My Commission Expires:
7/6/27



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 16th day of July 2026.

Notary Public

My Commission Expires:
7/6/27



Certificate of Authenticity

I, **Josh Tillman**, do hereby make oath that I am a licensed attorney and/or 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 July 16, 2026.

Affiant Signature

July 16, 2026

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 16th day of July 2026.

Notary's Signature

My Commission Expires: 7/23/2028

Notary's Seal:

CINDY ROMANI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JULY 23, 2028