BILL GARRETT, Davidson County
Trans:T20150058725 DEEDQC
Recvd: 07/20/15 09:04 4 pgs
Fees:22.00 Taxes:0.00
20150720-0070407

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY: **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is NONE. Oscar Ray Smith Jr Affiant Subscribed and sworn to before me, this 14th day of July, 2015. Lindsay Keefe Notary Public My Commission Expires: LINDSAY KEEFE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES: December 6, 2016

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers:
The Oscar Ray Smith, Jr., Living Trust & The Clare Thomson-Smith Living Trust, JTWROS 103 Cherry Branch Lane Old Hickory, Tennessee 37138	SAME	Map 54-10 Parcel 14

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and for the express purpose of making a re-conveyance to terminate a tenancy in common, and in lieu thereof to create right of survivorship between our respective revocable living trusts, we, **Oscar Ray Smith, Jr. and wife, Clare J. Thomson-**

Smith, Trustees, hereby remise, release and quitclaim unto **Jeffrey Mobley, Trustee**, his successors and assigns, the tract or parcel of land described on Exhibit A attached hereto. Exhibit A is incorporated herein by this reference.

And now, I, the said **Jeffrey Mobley, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby remise, release and quitclaim unto **Oscar Ray Smith, Jr., Trustee of the Oscar Ray Smith, Jr. Living Trust dated February 8, 2008,** and to **Clare Thomson-Smith., Trustee of the Clare Thomson-Smith Living Trust dated February 8, 2008**, as joint tenants with right of survivorship, their respective successors and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is quitclaimed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 14th day of July, 2015.

Oscar Ray Smith Jr.

Oscar Ray Smith, Jr., Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Oscar Ray Smith, Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of July, 2015.

My Commission Expires: LINDSAY KEEFE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: December 6, 2016

Lindsay Keefe
Notary Public

Clare J. Thomson-Smith
Clare J. Thomson-Smith, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Clare J. Thomson-Smith, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of July, 2015.

My Commission Expires: LINDSAY KEEFE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: December 6, 2016

Lindsay Keefe
Notary Public

Jeffrey Mobley
Jeffrey Mobley, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeffrey Mobley, Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of July, 2015.

My Commission Expires: LINDSAY KEEFE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: December 6, 2016

Lindsay Keefe
Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 295 on the Plan of A Resubdivision of Lots 293 and 295, Brandywine Farms – Section 17, of record in Book 5200, Page 511, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed by Oscar Ray Smith, Jr. and wife, Clare J. Thomson-Smith, by deed to Oscar Ray Smith, Jr. and Clare Thomson-Smith, Trustees of the Oscar Ray Smith, Jr. Living Trust dated February 8, 2008, as an equal tenant-in-common, and to Clare Thomson-Smith and Oscar Ray Smith, Jr., Trustees of the Clare Thomson-Smith Living Trust dated February 8, 2008, as an equal tenant-in-common, of record as instrument no. 20080212-0013880, Register's Office for Davidson County, Tennessee.

This is improved property known as 103 Cherry Branch Lane, Old Hickory, Tennessee 37138.