This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CLL)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Bill Garrett Davidson County
Batch# 21102 DEEDQC
11/02/2017 09:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20171102-0112404

QUITCLAIM DEED

Address New Owners:	Send Tax Bills To:	Map/Parcel Number:
Mary Ann Snowden, Trustee 5909 Robert E. Lee Court Nashville, Tennessee 37215	Same	145-9-42

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Mary Ann Snowden (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Mary Ann Regina Snowden, Trustee, and her successors in trust, of the Mary Ann Regina Snowden Trust Agreement dated 2/12/2013 (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee (the "Property"), more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No 111, on the plan of Tyne Valley Estates, Section 5, of record in Book 3600, page 54, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.
>
> Being the same property conveyed to Mary Ann Snowden, unmarried, by deed from Ronald E. Wenzler, II and wife, Jan E. Simmons, of record at Instrument No. 20120705-0058733 Register's Office for Davidson County, Tennessee.
>
> The legal description is the same as the previous deed of record.
>
> This is improved property located at 5909 Robert E. Lee Court, Nashville, Tennessee 37215.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

Signature page to follow.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 11 day of Oct, 2017.

Mary Ann R. Snowden

Mary Ann Snowden, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Mary Ann Regina Snowden, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 11 day of October, 2017.

Ledon W. Lange

Notary Public

My Commission Expires: 07/26/2021

LEDON W LANGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(3)(F) – transfer to revocable trust.

Mary Ann R. Snowden

Affiant

Subscribed and sworn to before me this 11 day of October, 2017.

Ledon W. Lange

Notary Public

My Commission Expires: 07/26/2021

LEDON W. LANGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 07-01-2017

LEDON W LANGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Carla L. Lovell, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Carla L Lovell
Carla L. Lovell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Allison Thorburn, a Notary Public in and for the County and State aforesaid, personally appeared, Carla L. Lovell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 19th day of October, 2017.

Allison
Notary Public

My Commission Expires: 9/7/2021

ALLISON THORBURN
STATE OF TENNESSEE NOTARY PUBLIC
MY COMM. EXP. SEPT. 7, 2021
DAVIDSON COUNTY