Bill Garrett Davidson County
Batch# 34174 DEEDQC
12/06/2017 12:32:04 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20171206-0124568

This instrument prepared by:
Julie Cornell
J. Randall Hooper
Hooper, Zinn & McNamee, PLLC
109 Westpark Drive, Suite 300
Brentwood, TN 37027

Record and return to:
Same as preparer

Address of New Owner:
Michael A. Embree, Trustee
Patricia L. Embree, Trustee
617 Granny White Pike
Brentwood, TN 37027

Send Tax Bills to:
New Owner

Map/Parcel:
161/258

QUITCLAIM DEED TO TRUSTEE

For good and valuable consideration, receipt of which is hereby acknowledged, Michael A. Embree and Patricia L. Embree, husband and wife, hereinafter Grantors, have bargained and sold, and by these presents do quitclaim, transfer and convey unto Michael A. Embree and Patricia L. Embree, Trustees of the Embree Trust dated November 15, 2017, hereinafter Grantees, their successors and assigns, all of Grantors' right, title and interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Being Lot No. 1 on the Boundary and Subdivision of Southmark, a planned Unit Development, of record in Book 7900, Page 38, Register's Office for Davidson County, Tennessee, to which reference is herein made for a complete description of said lot.

Less the following tract:

> Beginning at the point of intersection of the existing west margin of SR-11 and the existing south margin of SR-11, said point of intersection being 51.80 feet left of SR-11 proposed centerline station 529 + 29.85; thence with said existing west margin (1) having a 4262.18 feet radius curve right and southerly 108.34 feet (2) S 09° 55′ 47″ W 90.00 feet to a point, said point being 61.28 feet left of SR-11 proposed centerline station 527 + 29.25; thence with the existing northwest margin of SR-11 having a 25.00 feet radius curve right and southwesterly 39.27 feet to a point, said point being 25.00 feet left of Shadow Glen Drive proposed centerline station 42 + 70.04; thence with the existing north margin of Shaw Glen Drive having a 194.37 feet radius curve right and westerly 69.89 feet to a point, said point being 155.03 feet left of SR-11 proposed centerline station 527 + 19.42; thence with the proposed west margin of SR-11 N 04° 40′ 29″ E 206.38 feet to a point, said point being 162.81 feet left of SR-11 proposed centerline station 529 + 33.08; thence with

the south boundary of the Seven Bells, LLC property S 82° 52' 32" E 21.19 feet to a point, said point being 141.62 feet left of SR-11 proposed centerline station 529 + 32.46; thence with said existing south margin S 82° 50' 43" E 89.86 feet to the point of beginning, containing 0.508 acres.

Being the same property conveyed to Michael A. Embree and Patricia L. Embree, husband and wife, by deed from Patricia L. Embree of record in Instrument No. 20171128-0121061, Register's Office for Davidson County, Tennessee.

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

This conveyance is made subject to taxes for the current year and subsequent years and all easements, restrictions, covenants, liens, encumbrances and other matters of record.

This is an improved property, known as 5843 Nolensville Pike, Nashville, Tennessee.

Grantees, as Trustees, shall have the power and authority to protect, conserve, sell, lease, encumber or otherwise manage and dispose of the real property described above. The property and its proceeds shall have the same immunity from the claims of Grantors' separate creditors as would exist if Grantors had continued to hold the property or its proceeds as tenants by the entirety. Tenn. Code Ann. § 35-15-510 applies to the property and its proceeds.

Deed prepared based on information and documents provided by the parties. No title examination has been performed by the attorney preparing this document. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 15 day of November, 2017.

Michael A. Embree, Grantor

Patricia L. Embree, Grantor

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned Notary Public, the within named Grantors, Michael A. Embree and Patricia L. Embree, with whom I am personally acquainted and who upon oath acknowledged that he executed the within and foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 15th day of November, 2017.

Notary Public

JULIE CORNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-15-21

My Commission Expires: 7/5/21

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is $0.00. The purpose of this transaction is to transfer the subject property to a revocable living trust.

Michael A Embree

Michael A. Embree, Trustee, Grantee

Subscribed and sworn to before me this 15th day of November, 2017.

Julie Cornell

Notary Public
My Commission Expires: 7/5/21

JULIE CORNELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021