Prepared by:
Randy Ratliff, Attorney
5115 Maryland Way, Suite 137
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 191162 DEEDQC
02/04/2019 09:45:40 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190204-0010188

Send Tax Bills To:
Joan T. Wilson and Bradley Pennington
713 Lakeshore Pointe
Old Hickory, TN 37138

New Owner is:
Joan T. Wilson and Bradley Pennington
713 Lakeshore Pointe
Old Hickory, TN 37138

Map and Parcel Map 054-09, Group A, Parcel 3.00

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, Joan T. Wilson, GRANTOR, have bargained and sold and by these presents do transfer and convey unto Joan Wilson Revocable Living Trust and Bradley Pennington Revocable Living Trust, as tenants by the entirety, GRANTEES the following described tract or parcel of land, lying and being in Davidson County, Tennessee, to-wit:

> Being Lot No. 3 on the Final Plat, Lake Shore Pointe and Resubdivision of Lot 1 of The Villas of LakeMeade, Phase II as shown by plat appearing of record in Instrument No. 20040903-0106917, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.
>
> Being the same property conveyed to Joan T. Wilson, unmarried, from Bradley Upchurch and wife, Betty Upchurch, by Warranty Deed dated August 2, 2006, of record in Instrument Number 20060814-0100029, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Bradley Upchurch and wife, Betty Upchurch from Vay, LLC, a Tennessee limited liability company, by Warranty Deed dated September 17, 2004, of record in Instrument Number 20040924-0115393, Register's Office for Davidson County, Tennessee.

This is improved property known as: 713 Lakeshore Pointe, Old Hickory, TN 37138.

The description was provided to the preparer of this deed, and preparer makes no warranty or representation as to the accuracy of said description. The deed was made without benefits of title search, and the preparer of this deed makes no representations as to the status of the title of the herein described property. The preparer of this deed has not in any way participated in the financial closing of this transaction. 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 our hands this 9 day of January, 2019.

GRANTORS:

Joan Wilson

Bradley Pennington

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
ss.)
COUNTY OF WILLIAMSON)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Joan Wilson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 9 day of January, 2019.

KELLYE LOGWOOD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 9-24-2022

NOTARY PUBLIC
My commission expires: 9/24/2022

STATE OF TENNESSEE)
ss.)
COUNTY OF WILLIAMSON)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Bradley Pennington, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 9 day of January, 2019.

KELLYE LOGWOOD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 9-24-2022

NOTARY PUBLIC
My commission expires: 9/24/2022

OATH OF CONSIDERATION for TRANSFER TO TRUST

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

The actual consideration or true value, whichever is greater for this transfer is $0.00.

AFFIANT

AFFIANT

Subscribed and sworn before me, this 9 day of January 2019.

NOTARY PUBLIC

My commission expires: 9/24/2022

KELLYE LOGWOOD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 9-24-2022