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

Karen Johnson Davidson County
Batch# 201378 DEEDQC
03/04/2019 10:45:34 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190304-0019391

Record and return to:
Same as preparer

Address of New Owner:
Luthy Trust
Amanda M. Luthy and Christian
A. Luthy, Trustees
1948 Edenbridge Way
Nashville, TN 37215

Send Tax Bills to:
New Owners

Map/Parcel:
159 01 0 019 00

QUITCLAIM DEED TO TRUSTEE

For good and valuable consideration, receipt of which is hereby acknowledged, Christian A. Luthy and Amanda M. Luthy, husband and wife, hereinafter Grantors, have bargained and sold, and by these presents do quitclaim, transfer and convey unto , Christian A. Luthy and Amanda M. Luthy, Trustees of the Luthy Trust dated March 1, 2019, 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:

> Land in Davidson County, Tennessee, being Lot No. 21 on the Plan of Hounds Run as of record in Plat Book 6900, pages 167-171, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Christian A. Luthy and Amanda M. Luthy, husband and wife, by deed from Dan H. Elrod and wife, Zita B. Elrod, of record in Instrument No. 20160630-0066943, 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 including:

1. Declaration of Covenants, Conditions and Restrictions for Hounds Run of record in Book 7079, page 995, corrected in Book 7238, page 736, amended in Book 11719, page 845, Register's Office for Davidson County, Tennessee, (omitting therefrom any covenants, conditions or restriction if any, based on race, color, religion, sex, handicap, familial status,

or national origin unless and only to the extent that the covenants, conditions or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap, but does not discriminate against handicapped persons).

2. All matters appearing on the Plan of record as Book 6900, pages 167-171, Register's Office for Davidson County, Tennessee.

This is improved property, known as 1948 Edenbridge Way, Nashville, Tennessee.

Grantees, as Trustees, shall have the power and authority to protect, conserve, sell, lease, encumber or otherwise manage and dispose of the property as provided by law and the terms of the trust agreement. 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 1st day of March, 2019.

Christian A. Luthy, Grantor

Amanda M. Luthy, Grantor

State of Tennessee
County of Williamson

Before me, the undersigned Notary Public, personally appeared the within named Grantors, Christian A. Luthy and Amanda M. Luthy, with whom I am personally acquainted and who upon oath acknowledged that they executed the within and foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 1st day of March, 2019.

Notary Public
My Commission Expires: 2/21/22

SARA DENMAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES FEBRUARY 21, 2022

State of Tennessee
County of Williamson

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

Christian A. Luthy, Grantee

Subscribed and sworn to before me this 1 day of March, 2019.

Notary Public
My Commission Expires: 2/21/22

SARA DENMAN
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES FEBRUARY 21, 2022