THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: NONE Affiant Subscribed and sworn to before me this 12/26/17 day of December, 2017. Notary Public My Commission Expires: 02/19/2020

Bryan Howard
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

DARCIE MARIE YARBROUGH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES FEBRUARY 19, 2020

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers:
Becky F. Sohr, Trustee 5504 Stanford Dr. Nashville, TN 37215	SAME	145 01 0 004.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, I, Ronald M. Sohr, Trustee of the 5504 South Stanford Drive Land Trust Agreement dated May 21, 2010, hereinafter called the Grantor, for the purpose of transferring the Grantor's 100% ownership interest in the subject real property to the RBS 2017 Legacy Trust dated 12/26/17 established by the Grantor, does hereby remise, release and quitclaim unto Becky F. Sohr as the Trustee of the

Karen Johnson Davidson County
Batch# 273589 DEEDQC
08/19/2019 03:35:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20190819-0083103

RBS 2017 Legacy Trust dated 12/26/17, and to her successor in trust, hereinafter called the Grantee, and the Grantee's successors, heirs and assigns, all of the Grantor's right, title and interest in a certain tract or parcel of land in the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

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 my hand this 26 day of December, 2017.

RONALD M. SOHR, TRUSTEE

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

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

WITNESS my hand and official seal on this 26 day of December, 2017.

DARCIE MARIE YARBROUGH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES FEBRUARY 19, 2020

Notary ~~Public~~

My Commission Expires: 02/19/2020

EXHIBIT A
Legal Description

Being those tracts or parcels of real estate, situated and located in Davidson County, Tennessee, and being more accurately described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 1, Resubdivision of the Map of Westwood, City of Forest Hills, as of record in Book 4660, page 48, as amended by instrument of record in Book 5202, page 562, said Register's Office, as follows:

Beginning at a point in the southerly right-of-way of South Stanford Drive, said point being westerly along said right-of-way, 1209.1 feet from the centerline of South Stanford Court, and proceeding as follows: leaving the southerly right-of-way of South Stanford Drive, south 17 degrees 03 minutes west a distance of 458.98 feet to a point; thence, south 56 degrees 25 minutes east a distance of 334.39 feet to a point; thence, south 33 degrees 35 minutes west a distance of 40.0 feet to a point; thence, south 56 degrees 25 minutes east a distance of 90.0 feet to a point; thence, south 33 degrees 35 minutes west a distance of 119.94 feet to a point in the northerly line of the Joshua Compton Lands of record in Book 843, page 47, said Register's Office; thence, with said line north 87 degrees 00 minutes west a distance of 393.20 feet to a point; thence, leaving said Compton line and with the easterly line of the Map of Westwood of record in Book 974, page 14, said Register's Office, north 17 degrees 03 minutes east a distance of 834.5 feet to a point in the southerly right-of-way of South Stanford Drive; thence, with said right-of-way south 56 degrees 25 minutes east a distance of 20.98 feet to the point of beginning, containing 2.59 acres per plat by Turner Engineering Company, dated August 1,1977.

Together with a 16 foot roadway easement, being more particularly described as follows:

Beginning at a point, said point being the southwest corner of the above described Lot No. 1; thence, westwardly north 87 degrees 00 minutes 545.8 feet, more or less, to the easterly margin of Hillsboro Road; thence northwardly along said margin 16 feet to a point; thence eastwardly 545.8 feet, more or less, to a point, said point being in the westerly margin of the above described Lot No. 1; thence southwardly along said margin to the point of beginning.

This 16 foot easement is to be used for roadway purposes only as set out in the deed to Paul Dudley Lamson and wife, Alice Deland Lamson, from R.D. Stanford et al, of record in Book 1046, page 13, said Register's Office.

Together with driveway easement, being more particularly described as follows:

Beginning at the northeast corner of the above described Lot No. 1; thence, leaving the southerly right-of-way of South Stanford Drive, south 17 degrees 03 minutes west, 458.98 feet to a point; thence, south 56 degrees 25 minutes east a distance of 20 feet to a point; thence, north 17 degrees 03 minutes east 458.98 feet to a point in the southerly right-of-way of South Stanford Drive; thence, with said right-of-way north 56 degrees 25 minutes west a distance of 20 feet to the point of beginning, said property being the westerly 20 feet of Lot No. 2 of the Map of Westwood, City of Forest Hills, Davidson County, Tennessee, as described in instrument of record in Book 5202, page 562, said Register's Office, and being a part of the property conveyed to William J. Gregg by installment deed from R. Jack Freeman and wife, Emily Freeman, of record in Book 5187, page 648, said Register's Office.

Said easement is to be a perpetual of easement appurtenant to the above described Lot No. 1 for the purpose of vehicular and pedestrian ingress and egress to and from the aforesaid Lot nos. 1 and 2, for the use and benefit of the Grantees, and the owners of the aforesaid Lot No. 2, their heirs, and assigns, over, and upon and across said property and specifically for the purpose of providing ingress and egress to said lots by means of driveway with appropriate landscaping.

Being the same property conveyed to Edward B. Gore and wife, Denise B. Gore, by deed from Harry M. Rowland and wife, Jane B. Rowland, of record in Book 5773, page 820, Register's Office for Davidson County, Tennessee. And further conveyed to Edward B. Gore and Denise B. Gore, as tenants in common by Quitclaim Deed from Edward B. Gore and wife, Denise B. Gore of record in Book 8128, page 968, said Register's Office.

Included in the above conveyance, but EXPRESSLY EXCLUDED HEREIN, is the following:

Beginning at an existing iron pin in the easterly margin of Hillsboro Pike, U.S. 431, said iron pin being the southwest corner of the property conveyed to Claude Russell Bridges and wife, Janet C. Bridges by deed of record in Instrument Number 20030110-00054618, in the Register's Office for Davidson County, Tennessee said property known as the northerly portion of Lot No. 23 on the Revised Plan of Westwood of record in Book 974, page 14, RODCT.

Thence, with the southerly boundary of the Russell Bridges property, South 87° 00' 00" East, 542.80 feet to an iron pin in the westerly boundary of the property conveyed to Edward B. Gore and Wife, Denise B. Gore by deed of record in Book 8128, page 968, RODCT, said point being Bridge's southeast corner; Thence, along Gore's westerly boundary, South 17° 07' 44" West, 16.00 feet to a point in the northerly boundary of the property conveyed to Jane Schweitzer Smith by deed of record in Book 1416, page 124, RODCT, said point being Gore's southwest corner; Thence, with

Smith's northerly boundary, North 86° 53' 30" West, 545.70 feet to a point in the easterly margin of Hillsboro Pike; Thence, with the easterly margin of Hillsboro Pike, North 28° 08' 36" East, 16.0 feet to the point of beginning, containing 8,165 square feet, 0.187 acres, more or less; Being a portion of the property known as the 16-foot wide driveway easement (formerly identified as Tax Map 144-4, Parcel 19, currently being part of the property identified as Tax Map 145, Parcel 01) as conveyed to Edward B. Gore and wife, Denise B. Gore by deed of record in Book 8128; page 968, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Claude Russell Bridges and wife, Janet C. Bridges by Quitclaim Deed and Termination of Easement Agreement from Edward B. Gore and wife, Denise B. Gore, of record in Instrument Number 20060420-0045674, said Register's Office.

Being the same property conveyed to 5504 South Stanford Drive Land Trust Agreement dated May 21, 2010, by Warranty Deed from Edward B. Gore and wife, Denise B. Gore, of record in Instrument Number 20100610-0045021, said Register's Office.

This is improved property known as: 5504 Stanford Drive. Nashville. TN 37215.

CERTIFICATE OF AUTHENTICITY

I, Bryan Howard, 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.

Bryan Howard

Bryan Howard

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Dianne Jaynes, a notary public for this county and state, Bryan Howard, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dianne Jaynes

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

