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

Record and return to:
Same as preparer

Karen Johnson Davidson County
Batch# 417791 DEEDQC
06/17/2020 03:56:33 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200617-0063536

Address of New Owner:	Send Tax Bills to:	Map/Parcel:
Steane Trust Edwin A. Steane, Trustee Susan M. Steane, Trustee 5324 Otter Creek Court Brentwood, TN 37027	Same as New Owner	145-15-0A-013.00

QUITCLAIM DEED TO TRUSTEE

For good and valuable consideration, receipt of which is hereby acknowledged, **Edwin A. Steane and Susan M. Steane**, husband and wife, hereinafter Grantors, have bargained and sold, and by these presents do quitclaim, transfer and convey unto **Edwin A. Steane and Susan M. Steane, Trustees of the Steane Trust** dated June 12, 2020, hereinafter Grantees, their successors and assigns, all of Grantor's 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 Unit No. 16-A of Stratford Place Residential Condominiums, as described in Master Deed Establishing Horizontal Property Regime of Stratford Place Residential Condominiums, of record in Book 6472, page 47, in the Register office for Davidson County, Tennessee being a horizontal property regime, together with all rights, interest and appurtenances thereto, including but not limited to the undivided interest in the common elements thereof, as set out in the aforesaid Master Deed of record in Book 6472, page 47, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Edwin A. Steane and Susan M. Steane by deed from Edwin Arthur Steane, Trustee of the Edwin Arthur Steane Revocable Trust Dated October 2, 2012, of record in Instrument No. 20180604-0052766 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 improved property known as 5324 Otter Creek Court, Brentwood, Tennessee.

Grantees, as Trustees, 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 are classified as community property during marriage. Tennessee Code Annotated § 35-17-105 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 12th day of June 2020.

Edwin A. Steane, Grantor

Susan M. Steane, Grantor

State of Tennessee
County of Williamson

Before me, the undersigned Notary Public, by audio-video communication in compliance with Executive Order No. 26 by Tennessee Governor Bill Lee, dated April 9, 2020, personally appeared the within named Grantors, Edwin A. Steane and Susan M. Steane, with whom I am personally acquainted and who upon oath acknowledged they executed the within and foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 12th day of June 2020.

Notary Public
My Commission Expires: 2/21/22

SARA DENMAN
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES

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.

Edwin A. Steane, Grantee

Subscribed and sworn to before me this 12th day of June 2020, by audio-video communication in compliance with Executive Order No. 26 by Tennessee Governor Bill Lee, dated April 9, 2020.

Notary Public
My Commission Expires: 2/21/22

SARA DENMAN
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES