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# 445157 DEEDQC
07/29/2020 08:18:25 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200729-0083043

Address of New Owner:	Send Tax Bills to:	Map/Parcel:
Ina K. Chambers Trust Item III Jeffrey R. Chambers, Trustee 7542 Heardsville Circle Cumming, GA 30028	Same as New Owner	024-00-0-124.00

QUITCLAIM DEED TO TRUSTEE

For good and valuable consideration, receipt of which is hereby acknowledged, **Jeffrey R. Chambers, Trustee of the Ina K. Chambers Trust**, hereinafter Grantor, has bargained and sold, and by these presents does quitclaim, transfer and convey unto **Jeffrey R. Chambers, Trustee of the Ina K. Chambers Trust Item III**, hereinafter Grantee, his 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:

Being situated in the 10th formerly the 22nd, Civil District of Davidson County, Tennessee, and being a portion of the easterly 31 acres, of a tract of 63 acres and 157 poles conveyed to Dan Brown and wife Mollie Brown by deed from Marshall Waters and wife Ola Waters of record in Book 553, page 43, Register's Office Davidson County, Tennessee, described by general boundaries as follows:

On the North by the lands of Fielding; on the East by the lands formerly if not now owned by Moore and Parrish; on the South by Campbell's Road and on the West by the Brick Church Pike, and more particularly described as follows:

Beginning in the center of the Brick Church Turnpike with its intersection with Campbell's Lane and at the southeasterly corner of that part of the 66 acres and 125 poles tract known as the W. D. Bittick Lands conveyed by Dan Brown and wife to J. W. Phelan and wife by deed of record in Book 554, page 333, Register's Office Davidson County, Tennessee; running thence North with the center of the Brick Church Pike to the northerly line of said Bittick Tract the northeasterly corner of the tract conveyed to said J. W. Phelan and wife; thence southeasterly to a beech near a creek; thence northerly 74 ½° East 72 poles to a beech pointer; thence North 53 ½° East 34 poles to a stake 3 feet West of a large beech; thence South 89 ¼° East 13 ¼ poles to a pile of rock beech pointer; thence South 2° West 31.42 poles to a stake near a beech being the northeast corner of 2 acres and 58 poles of land conveyed by W. D. Bittick to John W. Parrish see Book 264,

page 150 Register's Office Davidson County, Tennessee; thence with the line of said Parrish's lot South 68° West 15.9 poles to a stake, continuing with said line South 80° West 17.12 poles to a stone with beech and two dogwood pointers; thence South 2° West 24.45 poles to a point in the center of said road; thence with the center of said road South 89 ¼° West 24 poles; thence South 79 ¼° West 24 poles to a point in the center of said road; thence South 6 ½° West 5 poles; thence South 77 ¾° West 5.1 poles; thence North 19 ¾° East 6.8 poles to a point in said road; thence North 88 ¾° West 10.66 poles; thence continuing with said road to the place of beginning containing 31 acres more or less.

Included in the property description but excluded from the property devised are the parcels described in Book 4842, Page 152: Book 4842, Page 154; Book 5165, Page 857; Book 5202, Page 866; Book 5448, Page 119; and Book 5448, Page 121; all Register's Office, Davidson County, Tennessee, being 4.30 acres more or less devised.

Being the same property devised to Jeffrey R. Chambers, Trustee of the Ina K. Chambers Trust under the Last Will and Testament of Ina K. Chambers of record in Docket No. 18P937, Seventh Circuit Court, Probate Division for Davidson County, Tennessee and of record in Instrument Nos. 20180702-0063689 and 20180702-0063690, Register of Deeds' Office for Davidson County, Tennessee. Ina K. Chambers is the same person as Ina Kiber Chambers, who died on December 16, 2016.

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 1780 Campbell Road, Goodlettsville, Tennessee.

Grantee, as Trustee, has 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. 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 22 day of July, 2020.

Jeffery R. Chambers, Trustee of the Ina K. Chambers Trust, Grantor

State of Georgia
County of Forsyth

Before me, the undersigned Notary Public, personally appeared Grantor, Jeffery R. Chambers, with whom I am personally acquainted and who upon oath stated that he is the Trustee of the Ina K. Chambers Trust and being authorized to do so acknowledged he executed the within and foregoing instrument in the capacity and for the purposes therein contained.

Witness my hand and official seal this 22 day of July, 2020.

Hannah Cubbs
Notary Public
My Commission Expires: 12/27/2021

State of Georgia
County of Forsyth

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this
22 day of July, 2020.

Jeffery R. Chambers, Trustee, Grantee

Hannah Cubbs
Notary Public
My Commission Expires: 12/27/2021