Karen Johnson Davidson County
Batch# 549632 DEEDQC
01/08/2021 08:20:36 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210108-0003630

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Martin Heller Potempa & Sheppard
1935 21st Avenue South, Suite 100
Nashville, Tennessee 37212
(615) 800-7096

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is: $0.00

MAXWELL EDWARD BENSON, JR., TRUSTEE OF THE MAXWELL EDWARD BENSON, JR. REVOCABLE TRUST, AFFIANT

Subscribed and sworn to before me, this 5th day of January 2021.

NOTARY PUBLIC
My Commission Expires: 11/6/2024

JENNIFER MORGAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 11-6-2024

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
MAXWELL EDWARD BENSON, JR. 916 Harpeth Trace Drive Nashville, TN 37221	New Owner	Map and Parcel No.: 143 06 0B 003.00

FOR AND IN CONSIDERATION of Zero and No/100ths Dollars ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, Maxwell Edward Benson, Jr., as Trustee ("Trustee") of the Maxwell Edward Benson, Jr. Revocable Trust dated May 5, 2015 ("Trust"), do hereby quitclaim, transfer and convey unto Maxwell Edward Benson, Jr., his successors and assigns, all of the Trust's right, title and interest in certain real property in the County of Davidson, State of Tennessee, identified below.

This is improved property known as 916 Harpeth Trace Drive, Nashville, TN, 37221, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 3 on the plan of Harpeth Ridge, a Planned Unit Development, of record in Book 5200, Page 723, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Maxwell Edward Benson, Jr., Trustee of the Maxwell Edward Benson, Jr. Revocable Trust dated May 5, 2015 from Maxwell E. Benson, Jr. (one and the same as Maxwell Edward Benson, Jr.) by Quitclaim Deed recorded in the Register's Office of said county and state at Instrument No. 20150515-0044978.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This quitclaim deed was prepared based upon information provided by the parties and no independent title examination was prepared in preparation of this deed.

IN WITNESS WHEREOF, Trustee has executed this instrument on this the 5th day of January 2021.

Maxwell Edward Benson, Jr., Trustee
of the Maxwell Edward Benson, Jr.
Revocable Trust

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Maxwell Edward Benson, Jr., Trustee of the Maxwell Edward Benson, Jr. Revocable Trust**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 5th day of January 2021.

Notary Public

My Commission Expires: 11/6/2024

JENNIFER MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2024