Karen Johnson Davidson County
Batch# 635055 DEEDQC
05/13/2021 09:16:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210513-0064535

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Affiant Subscribed and sworn to before me this 11th day of May, 2021. Notary Public My Commission Expires:

ALAN M. BOHANNON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2022

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Chris D. Oxley and/or Rebecca M. Oxley, Trustees 3019 Kingston Circle North Mount Juliet, Tennessee 37122	SAME	086 12 0A 011.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that 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, **Chris D. Oxley and Rebecca M. Oxley, Trustees of The Rebecca M. Oxley Living Trust, established by the Revocable Trust Agreement of Rebecca M. Oxley dated October 26, 2011**, hereinafter called the Grantors, hereby remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and

incorporated herein by reference to **Chris D. Oxley and/or Rebecca M. Oxley, Trustees of the Chris & Rebecca Oxley Living Trust, established by the Revocable Trust Agreement of Chris D. Oxley and Rebecca M. Oxley dated May 11, 2021**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

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 our hands this 11th day of May, 2021.

THE REBECCA M. OXLEY LIVING TRUST

By: _____
Chris D. Oxley, Trustee

By: _____
Rebecca M. Oxley, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Chris D. Oxley and Rebecca M. Oxley, Trustees of The Rebecca M. Oxley Living Trust, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 11th day of May, 2021.

ALICE M. BOHANNON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 11-08-2022

My Commission Expires: _____

_____
Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

BEING Lot No. 11 on the plan of Final Plat, Revision of Sec. 1, Tulip Grove Pointe, "CLUSTER LOT SUBDIVISION", as the same appears of record in Instrument No. 20060905-0109478, Register's office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description.

Being the same property conveyed to Chris D. Oxley and Rebecca M. Oxley, Trustees of The Rebecca M. Oxley Living Trust, established by the Revocable Trust Agreement of Rebecca M. Oxley dated October 26, 2011, by deed from Rebecca M. Oxley, of record as Instrument No. 20120807-0070395, Register's Office for Davidson County, Tennessee.

This is improved property known as 308 Canal Court, Hermitage, Tennessee 37076.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Julia C. Hunt, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

