Record and Return Mail 1To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

Karen Johnson Davidson County
Batch# 679587 DEEDQC
07/20/2021 09:36:44 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20210720-0096946

NO TITLE SEARCH
NO CONSIDERATION
QUITCLAIM DEED

Addresses of New Owners:
Martha Ann Hahn
6556 Cloverbrook Drive
Brentwood, TN 37027

Brooks Chandler Wright
1462 Willowbrooke Circle
Franklin, TN 37069

Christian Lee Hahn Wright
1462 Willowbrooke Circle
Franklin, TN 37069

Send Tax Bills To:
Mark Wright
1462 Willowbrooke Circle
Franklin, TN 37069

Parcel ID Number:
Map 146 04
Parcel 165.00

WITNESSETH

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, we, **Martha Ann Hahn, Lisa Hahn Wright, Mark Wright, Christian Lee Hahn Wright** and **Brooks Chandler Wright, Co-Trustees, Brooks Chandler Wright Trust A, U/A dated May 1, 1992,** and **Martha Ann Hahn, Lisa Hahn Wright, Mark Wright, Christian Lee Hahn Wright** and **Brooks Chandler Wright, Co-Trustees, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992,** and hereinafter collectively called the "Grantors," by these presents do hereby quitclaim, transfer and convey unto **Christian Lee Hahn, individually,** a twenty percent (20%) interest as Tenant in Common; and unto **Brooks Chandler Wright, individually**, a twenty percent (20%) interest as Tenant in Common (collectively the "Grantees"), that being all of our interest, in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in the 32nd Councilmanic District of Davidson County, Tennessee, and described according to survey dated December 12, 1988, and revised June 17, 1998, of Alan R. Trumbo, TN Registered Land Surveyor No. 1127:

Beginning at an iron rod situated in the westerly margin of Trousdale Drive, said point being the northeast corner of the Susa Partnership property of record in Book 10264, page 57, R.O.D.C., TN;

Thence, leaving said road, North 79° 18' 19" West, a distance of 209.71 feet to an iron rod;

Thence, North 10° 40' 40" East, a distance of 120.57 feet to an iron rod;

Thence, South 79° 10' 49" East, a distance of 209.58 feet to an iron rod situated in the westerly margin of Trousdale Drive;

Thence, along said road, South 10° 36' 53" West, a distance of 120.12 feet to the point of beginning and containing 25,228.55 square feet or 0.58 acres of land more or less.

Being the same property conveyed to **Martha Ann Hahn; Martha Ann Hahn, Lisa Hahn Wright, Mark Wright, Brooks Chandler Wright,** and **Christian Lee Hahn Wright, Co-Trustees, Christian Lee Hahn Wright Trust A; and Martha Ann Hahn, Lisa Hahn Wright, Mark Wright, Christian Lee Hahn Wright** and **Brooks Chandler Wright, Co-Trustees, Brooks Chandler Wright Trust A, U/A dated May 1, 1992,** by Quitclaim Deed from **Martha Ann Hahn, Lisa Hahn Wright, Mark Wright, Christian Lee Hahn Wright** and **Brooks Chandler Wright, Successor Co-Trustees, John Hahn Living Trust dated May 1, 1992, as amended**, dated July 28, 2014, of record in Instrument No. 20140804-0069870, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

(1) Matters shown on the Plan of Record in Plat Book 6250, page 273, Register's Office for Davidson County, Tennessee.

(2) Right-of-way easements of record in Book 3286, pages 449 and 453, said Register's Office.

(3) Cross easement agreement of record in Book 7736, page 361, as re-recorded in Book 7747, page 434, Register's Office of Davidson County.

(4) Rights of tenants in possession as "Tenants Only" under unrecorded leases.

(Description from prior deed of record).

This is improved property known as **4811 Trousdale Drive, Nashville, TN**.

As a result of this conveyance, the property is now owned twenty percent (20%) by Christian Lee Hahn, twenty percent (20%) by Brooks Chandler Wright, and sixty percent (60%) by Martha Ann Hahn, as tenants in common.

IN WITNESS WHEREOF, We have hereunto set our hands on this the 15 day of July, 2021.

Martha Ann Hahn

Martha Ann Hahn, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992

Lisa Hahn Wright

Lisa Hahn Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992

M Wright

Mark Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992

Chris Wright

Christian Lee Hahn Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992

Brooks Wright

Brooks Chandler Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992

Martha Ann Hahn

Martha Ann Hahn, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992.

Lisa Hahn Wright

Lisa Hahn Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992

M Wright

Mark Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992

Chris Wright

Christian Lee Hahn Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992

Brooks Wright

Brooks Chandler Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Martha Ann Hahn, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

DPDavidson
Notary Public

My Commission Expires: 7/13/2024

DEBRA P DAVIDSON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Lisa Hahn Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

DPDavidson
Notary Public

My Commission Expires: 7/13/2024

DEBRA P DAVIDSON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Mark Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

DPDavidson
Notary Public

My Commission Expires: 7/13/2024

DEBRA P DAVIDSON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Christian Lee Hahn Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

Notary Public

My Commission Expires: 7/13/2024

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Brooks Chandler Wright, Co-Trustee, Christian Lee Hahn Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

Notary Public

My Commission Expires: 7/13/2024

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Martha Ann Hahn, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

Notary Public

My Commission Expires: 7/13/2024

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Lisa Hahn Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

Notary Public

My Commission Expires: 7/13/2024

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Mark Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

Notary Public

My Commission Expires: 7/13/2024

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Christian Lee Hahn Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

Notary Public

My Commission Expires: 7/13/2024

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Brooks Chandler Wright, Co-Trustee, Brooks Chandler Wright Trust A, U/A dated May 1, 1992**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of July, 2021.

DPDavidson
Notary Public

My Commission Expires: 7/13/2024

DEBRA P DAVIDSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration for this transfer is Zero Dollars ($0).

MWright
Mark Wright, Affiant

Witness my hand and official seal this 15 day of July, 2021.

DPDavidson
Notary Public

My Commission Expires: 7/13/2024

DEBRA P DAVIDSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY