This Instrument prepared by and after recording return to:

Jonathan R. Burns, Esq.
Bone McAllester Norton PLLC
511 Union Street, Suite 1000
Nashville, Tennessee 37219-1778

Karen Johnson Davidson County
Batch# 692567 DEEDQC
08/06/2021 02:25:44 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210806-0106413

QUITCLAIM DEED

Name and Address of New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
THE SUPER AUNT TENNESSEE INVESTMENT SERVICES TRUST **1131 Richmond Drive** **Nashville, TN 37216**	**061 08 0 007.00**	**Same as Owner**

FOR AND IN CONSIDERATION OF ONE DOLLAR ($1.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **JACQUE M. MCBRIDE, a single person** ("Grantor") does hereby transfer, release, relinquish, quitclaim and convey unto the **TRUSTEES OF THE SUPER AUNT TENNESSEE INVESTMENT SERVICES TRUST dated June 21, 2021** ("Grantee"), all of Grantor's right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, together with all appurtenances, privileges, and easements, (the "Property") more particularly described as follows, to-wit:

See Exhibit A, attached and incorporated herein.

This is improved property known as 1131 Richmond Drive, Nashville, Davidson County, Tennessee 37216 formerly known as 1134 Richmond Drive, Nashville, Davidson County, Tennessee 37216.

The Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the Property.

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.

In witness whereof, Grantor has caused this instrument to be dated and effective this 30th day of July, 2021.

GRANTOR:

JACQUE M. MCBRIDE

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared JACQUE M. MCBRIDE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 30th day of July, 2021.

SANDRA MORGAN
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
May 9, 2023
COUNTY OF DAVIDSON

Sandra Morgan
Notary Public

STATE OF TENNESSEE)
COUNTY OF Davidson)

The greater of the actual consideration for this transfer and the fair market value of the Property is $0.

Affiant

Subscribed and sworn to before me,
this 30th day of July, 2021.

Sandra Morgan
NOTARY PUBLIC

My Commission Expires: May 9, 2023

SANDRA MORGAN
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
May 9, 2023
COUNTY OF DAVIDSON

02257966.docx.v1-7/8/21

EXHIBIT A

Land in Davidson County, Tennessee, being the easterly part of Lot No. 15 and that part of a 50 foot street (now closed) east of said Lot on the Plan of Kings Subdivision, Section I, of record in Book 1130, page 94, Register's Office for said County, described as follows:

BEGINNING on the northerly margin if Richmond Drive as the southeast corner of the property conveyed to Luther Claud, and wife, by deed from J. W. Richmond, Trustee, and wife, of record in Book 1756, page 291, said Register's Office; thence with Claud's easterly line northwardly 225 feet, more or less, to his northeast corner; thence eastwardly 32.1 feet to the westerly line a 2 foot reserved strip; thence with same, South 2° East 225 feet, more or less, to the northerly margin of Richmond Drive, if extended; thence with said Drive, westerly 70 feet, more or less, to the beginning.

Being the same property conveyed to Jacque M. McBride, a single person, by Warranty Deed from L. Dennis Boguskie et ux, Martha A. Boguskie dated July 8, 1985 recorded in Book 6601, Page 351, in the Register's Office for Davidson County, Tennessee.