QUITCLAIM DEED

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL ID.
Lance Carl Benedict & Sondra Kay Benedict, Co-Trustees Benedict Tennessee Community Property Trust 6326 Chickering Woods Drive Nashville, TN 37215	same	158-9-A-14CO

THIS INSTRUMENT WAS PREPARED BY:
Elizabeth L. Adams, Attorney - 7100 Hardwood Lane - College Grove, TN 37046
Phone: 615-293-5598 - Fax: 615-791-6096 - Email: eadams@adamslaw-tn.com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

LANCE CARL BENEDICT, TRUSTEE,
Affiant

Subscribed and sworn to before me,
this 28 day of September, 2021.

NOTARY PUBLIC
My Commission Expires: March 19, 2023.

DEANNA FAYE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-5-2022

Karen Johnson Davidson County
Batch# 729313 DEEDQC
10/04/2021 11:26:16 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20211004-0133076

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, LANCE BENEDICT, married, "Grantor," by these presents, does hereby quitclaim and convey unto LANCE CARL BENEDICT AND SONDRA KAY BENEDICT AS CO-TRUSTEES OF THE BENEDICT TENNESSEE COMMUNITY PROPERTY TRUST, dated August 26, 2021, "Grantee," their successors and assigns all of their rights, title and interest in and to the following described property with all improvements located thereon, lying situate and being in Davidson County, Tennessee, bounded and described as follows:

BEING Lot No. 78 of the Chickering Woods of record in Book 6250, page 380, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

BEING the same property conveyed to LANCE BENEDICT, married, from Chris F. Pair and wife, Rebecca Burke Pair, by deed of record in Instrument No.: 20020401-0039405, Register's Office for Davidson County, Tennessee.

This is improved property more commonly known as 6326 Chickering Woods Drive, Nashville, Tennessee 37215.

Sondra Kay Benedict, wife of Lance Benedict, joins in this conveyance.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 28 day of September, 2021.

Lance C. Benedict
LANCE BENEDICT

Sondra Kay Benedict
SONDRA KAY BENEDICT

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 LANCE BENEDICT and SONDRA KAY BENEDICT with whom I am personally acquainted, and who acknowledged that he and she executed the within instrument for the purposes therein contained.

WITNESS, my hand and official seal this 28 day of September, 2021.

My Commission Expires: 11/8/2022

Deanna Faye Smith
Notary Public

DEANNA FAYE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022