Karen Johnson Davidson County
Batch# 739751 DEEDQC
10/20/2021 09:10:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20211020-0140552

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--. Wilford V. Bane, Jr., Trustee/Affiant Subscribed and sworn to before me, this 15th day of October, 2021. Notary Public My Commission Expires:

ALICE 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
Wilford V. Bane, Jr. and/or Rosemary P. Bane, Trustees 819 Cammack Court Nashville, Tennessee 37205	SAME	115 09 0 037.00

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, **Wilford V. Bane, Jr. and wife, Rosemary P. Bane**, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire ownership

interest in the subject real property to a revocable inter-vivos (living) trust established by 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 **Wilford V. Bane, Jr. and/or Rosemary P. Bane, Trustees of the Wilford & Rosemary Bane Living Trust, established by the Revocable Trust Agreement of Wilford V. Bane, Jr. and Rosemary P. Bane dated October 15, 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 15th day of October, 2021.

Wilford V. Bane, Jr.

Rosemary P. Bane

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Wilford V. Bane, Jr. and Rosemary P. Bane, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 15th day of October, 2021.

My Commission Expires: _____

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

Notary Public

EXHIBIT A

Legal Description

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

Lot No. 108 on the Plan of West Meade Hills, Section IV, as of record in Plan Book 3300, page 46, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Beginning at a point in the southwest corner of Lots Nos. 109 and the northwest corner of Lot No. 108; thence with the easterly margin of Cammack Court South 29° 38' east 68.56 feet; thence continuing with right of way of Cammack Court around a curve to the left having a radius of 102.49 feet, a distance of 125.25 feet to a concrete monument; thence north 53° 49' east 645.1 feet to a concrete monument; thence north 50° 17' west 71.5 feet; thence south 60° 22' west 694.2 feet to the point of beginning.

Being the same property conveyed to Jeffrey Mobley, Trustee, by deed from Rosemary P. Bane, and further conveyed to Wilford V. Bane, Jr. and wife, Rosemary P. Bane, as tenants by the entirety, by the same deed from Jeffrey Mobley, Trustee, of record as Instrument No. 20140709-0060500, Register's Office for Davidson County, Tennessee.

This is improved property known as 819 Cammack Court, Nashville, Tennessee 37205

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on October 15, 2021

10-18-2021
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 18th day of October, 2021.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

