QUITCLAIM DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $10.00.

Affiant

Subscribed and sworn to me on December 20, 2021.

NOTARY PUBLIC

My Commission Expires: 9-8-2025

This deed was prepared based solely upon information supplied by the Grantor, and without the benefit of a title search.

BRENDA LEWIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
John Cobb Rochford
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road
Nashville, TN 37215

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
David A. Flemming, Trustee Jacqueline A. Flemming, Trustee 828 Irma Drive Antioch, TN 37013	NEW OWNER	148-12-0-111.00

KNOW ALL MEN BY THESE PRESENTS that DAVID A. FLEMMING AND JACQUELINE A. FLEMMING, AS TO A 99% SHARE, RACHEL A. RAGER AS TO A .5% SHARE, AND LAURA A. HOSKING AS TO A .5% SHARE, WITH JOINT RIGHTS OF SURVIVORSHIP, hereinafter called **"GRANTORS,"** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, have bargained and sold, and do hereby convey, remise, release and forever quitclaim unto DAVID A. FLEMMING AND JACQUELINE A. FLEMMING, TRUSTEES OF THE DAVID AND JACQUELINE FLEMMING FAMILY TRUST DATED APRIL 18, 2018, hereinafter called **"GRANTEES,"** their successors and assigns, its entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 125 on the Plan of Debra Heights, Section Two of record in Plat Book 3700, Page 39, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot number 125 fronts 75.00 feet on the Northerly margin of Irma Drive and extends back 211.06 feet on the Westerly line and 208.40 feet on the Easterly line to a line in the rear on which it measures 75.05 feet thereon.

Being the same property conveyed to DAVID A. FLEMMING AND JACQUELINE A. FLEMMING, TRUSTEES OF THE DAVID AND JACQUELINE FLEMMING FAMILY TRUST DATED APRIL 18, 2018, AS TO A 99% SHARE, RACHEL A. FLEMMING AS TO A .5% SHARE, AND LAURA A. HOSKING AS TO A .5% SHARE, WITH JOINT RIGHTS OF SURVIVORSHIP by Warranty Deed from Matthew T. Zehr, a married man of record in Instrument No. 20201029-0125451, Register's Office for Davidson County, Tennessee, recorded on October 29, 2020.

Further being the same property conveyed to DAVID A. FLEMMING AND JACQUELINE A. FLEMMING by Quitclaim Deed from DAVID A. FLEMMING AND JACQUELINE A. FLEMMING, TRUSTEES OF THE DAVID AND JACQUELINE FLEMMING FAMILY TRUST DATED APRIL 18, 2018, AS TO A 99% SHARE, of record in Instrument No. 20210329-0041153, Register's Office for Davidson County, Tennessee, recorded on March 29, 2021.

RACHEL A. FLEMMING has since married and is now known as RACHEL A RAGER.

This is improved property known as 828 Irma Drive, Antioch, TN 37013.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

Karen Johnson Davidson County
Batch# 793760 DEEDQC
01/21/2022 09:58:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20220121-0007990

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand on September 10, 2021.

David A. Flemming

Jacqueline A. Flemming

STATE OF Hawaii
COUNTY OF Maui

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named, David A. Flemming and Jacqueline A. Flemming, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal on September 10, 2021.

My Commission Expires: NOV 2 9 2023

NOTARY PUBLIC

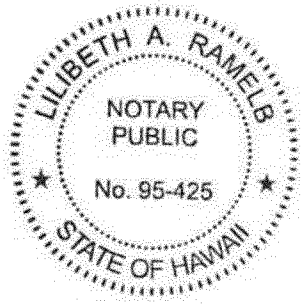
Lilibeth A. Ramelb

LILIBETH A. RAMELB
NOTARY PUBLIC
No. 95-425
STATE OF HAWAII

Date of Doc: 09/10/2021 # of Pages: 3

Name of Notary: Lilibeth A. Ramelb (stamp or seal)

Doc Description: QUITCLAIM DEED



Notary Signature 09/10/2021
Date

Second Circuit, State of Hawaii

NOTARY CERTIFICATION

Rachel A. Rager

STATE OF Tennessee
COUNTY OF Sumner

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named, Rachel A. Rager, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal on September 8th, 2021.

My Commission Expires: 1·31·2024

NOTARY PUBLIC

SARAH IVY CARSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Laura A Hosking

Laura A. Hosking, fka Laura Anne Flemming

STATE OF Hawaii
COUNTY OF Maui

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named, Laura A. Hosking, fka Laura Anne Flemming, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal on December 20, 2021.

My Commission Expires: NOV 2 9 2023

NOTARY PUBLIC

Lilibeth A. Ramelb

LILIBETH A. RAMELB
NOTARY PUBLIC
No. 95-425
STATE OF HAWAII

NOTARY CERTIFICATION
Doc. Description: Quitclaim Deed

Doc. Date: 12/20/21 # of Pages: 2 Second Circuit

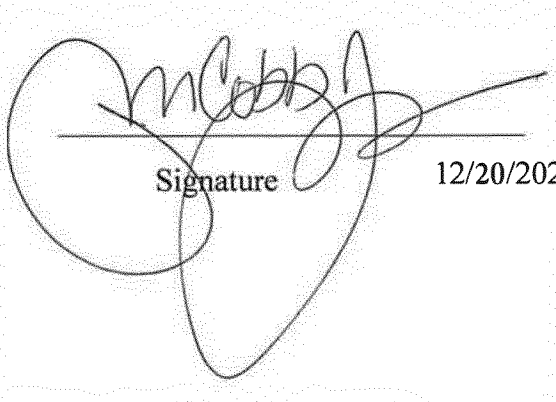
~~Lilibeth~~ A. Ramelb

Signature 12/20/2021
Date

LILIBETH A. RAMELB
NOTARY PUBLIC
No. 95-425
STATE OF HAWAII

Certificate of Authenticity

I, John Cobb Rochford, 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 on December 20, 2021.



Signature 12/20/2021

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Lewis, a notary public for this county and state, John Cobb Rochford, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Sworn to and subscribed before me this 20th day of December, 2021.



Notary's Signature

My Commission Expires: 9-8-2025

