Karen Johnson Davidson County
Batch# 827476 DEEDQC
03/24/2022 09:06:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220324-0033816

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- W. Wendell Sanders, Affiant Subscribed and sworn to before me, this 15th day of March, 2022. 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
W. Wendell Sanders, Trustee 5022 Hill Place Drive Nashville, TN 37205	SAME	116-2-B-21

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, **W. Wendell Sanders**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases

and quitclaims all of the Grantor's 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 **W. Wendell Sanders, Trustee of The W. Wendell Sanders Living Trust, established by the Revocable Trust Agreement of W. Wendell Sanders dated May 9, 2013**, as amended and restated from time to time, and to his 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 my hand this 15th day of March, 2022.

W. Wendell Sanders

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 W. Wendell Sanders, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 15th day of March, 2022.

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:

A tract or parcel of land located in the First Civil District of Davidson County, Tennessee, being Lot No. 26 on the Final Plat of Hill Place, of record in Plat Book 7900, Page 913 and Pages 923-932 (at Page 927), as amended by Surveyor's Certificate of Correction, of record in Book 9854, Page 235, all in the Register's Office for Davidson County, Tennessee, to which Plat and amendment reference is hereby made for complete details of description.

Being the same property conveyed to Willis Wendell Sanders by Deed from Elizabeth Jarnigan Sanders pursuant to the terms and conditions of the Marital Dissolution Agreement in that certain case styled Elizabeth Jarnigan Sanders v. Willis Wendell Sanders, Fourth Circuit Court for Davidson County, Tennessee, Docket No. 15D-2207, of record in Instrument No. 20170314-0024725, executed on March 3, 2017 and recorded on March 14, 2017 in the Register's Office for Davidson County, Tennessee.

W. Wendell Sanders and Willis Wendell Sanders are one and the same.

This is improved property known as 5022 Hill Place Drive, 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 March 15, 2022.

03-16-2022
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 16th day of March, 2022.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

