Tax Liability & Owner:
Thomas Clouse et al
Halie Clouse
315 N 9th Street
Nashville, Tennessee 37206

This instrument prepared by:
Shawn C. Trail, Attorney P.C.
1101 Hillsboro Boulevard
Manchester, Tennessee 37355

Map & Parcel 094 01 0 112.05

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of $1.00 cash in hand paid, the receipt of which is hereby acknowledged, I, HALIE CLOUSE, as Successor Trustee of THE C.E. CLOUSE TRUST, dated January 5, 2005, do hereby convey and quitclaim unto, THOMAS CLOUSE and HALIE CLOUSE, their heirs and assigns, all of its right, title and interest, in and to the following described real estate located in Davidson County, Tennessee, and being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision of Lot Nos. 46, 47, 48, and 49 of N.H. Hobson's Subdivision of record in Plat Book 3500, Page 73, in the Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complex description of the property.

And being the same property conveyed to the C.E. Clouse Trust by Quitclaim Deed from Charles E. Clouse, dated April 29, 2011 and recorded May 02, 2011 at 8:23 A.M. of record as Instrument No. 20200113-0003933 Register's Office for Davidson County, Tennessee. C.E. Clouse, the original Trustee, is now deceased, having died January 19, 2022. Under the terms of the Trust, Halie Clouse was appointed and named the Successor Trustee.

This conveyance is subject to:
- All matters shown on Plan of record in Plat Book 3500, Page 73, Register's Office for Davidson County, Tennessee; and
- Any and all existing easements and restrictions as shown of record not stated herein

This is improved property known as: 715 South 11th Street, Nashville, Tennessee 37206.

WITNESS my hand, this the 22 day of April, 2022.

Karen Johnson Davidson County
Batch# 852220 DEEDQC
05/09/2022 09:33:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220509-0052782

Halie Clouse

Halie Clouse, Successor Trustee of the C. E. Clouse Trust, dated January 5, 2005.

ACKNOWLEDGEMENT BEFORE NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF COFFEE)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named HALIE CLOUSE, with whom I am personally acquainted, or satisfactorily proved to be, and who acknowledged herself the Successor Trustee of THE C.E. CLOUSE TRUST, dated January 05, 2005, and that she executed the within and foregoing instrument with the proper authority of the Trust and for the purposes therein contained.

Witness my hand and official seal this 22nd day of April, 2022.

SHERRY BURDETTE STATE OF TENNESSEE NOTARY PUBLIC COFFEE COUNTY

Sherry Burdette
NOTARY PUBLIC

My Commission Expires: ~~November 15, 2025~~ January 27, 2026

STATE OF TENNESSEE, COFFEE COUNTY;

I swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair sale.

Grace Richardson
AFFIANT

Sworn to and subscribed before me this 22nd day of April, 2022.

Sherry Burdette
NOTARY PUBLIC

My Commission Expires: ~~November 15, 2025~~ January 27, 2026

SHERRY BURDETTE STATE OF TENNESSEE NOTARY PUBLIC COFFEE COUNTY

I, Shawn C. Trail, 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 April 22, 2022.

04-22-22
Date

Shawn C. Trail

State of Tennessee
County of Coffee

Sworn and subscribed before me on this 22nd day of April, 2022.

Cursten Vaughn
Notary Public

My Commission Expires: November 15, 2025

CURSTEN VAUGHN
STATE OF TENNESSEE NOTARY PUBLIC
COFFEE COUNTY