THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:

W. AARON FORTNER, PLLC
810 CRESCENT CENTRE DRIVE, SUITE 110
FRANKLIN, TENNESSEE 37067

Karen Johnson Davidson County
Batch# 895188 DEEDQC
07/28/2022 08:59:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220728-0085963

QUITCLAIM DEED

Address of New Owners:	Send Tax Bills To:	Tax ID No.:
James D. Foster and McLauren P. Foster, Trustees 5921 Hitching Post Lane Nashville, TN 37211	Same as Owner	172 14 0A 005.00

For and in consideration of the sum of no Dollars and no Cents, cash in hand paid by the hereinafter named Grantees, and for other good and valuable consideration, the receipt of which is hereby acknowledged, we, **McLauren Foster and James Foster, wife and husband**, hereinafter called the Grantors, do hereby Quitclaim and convey unto **James D. Foster and McLauren P. Foster, Trustees, or their successors in interest, of the Jim and McLauren Foster Living Trust dated July 20, 2022**, hereinafter called the Grantees, their successors and assigns, all of our right, title, and interest in and to the following described Real Property in **Davidson County**, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being **Lot Number 100** on the Plan of Wexford Downs, Section One, a Planned Unit Development, as of record in Plat Book 9700, Pages 308 and 309, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to McLauren Foster and James Foster, wife and husband, by Warranty Deed from Lavern Fross and Iva Fross, filed on 11/02/2012, at Instrument No. 20121102-0101241, Davidson County Register of Deeds.

This is property commonly known as 5921 HITCHING POST LANE, NASHVILLE, TN 37211.*
*Note: An address is not a legal description of real property.

Witness our hands, this 20 day of July, 2022:

McLauren P. Foster
McLauren P. Foster

James D. Foster

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **McLauren Foster**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that the said bargainor(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 20th day of July, **2022**:

Notary Public

My Commission Expires: 11-26-23

CLAIRE WATSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **James Foster**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that the said bargainor(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 20th day of July, **2022**:

Notary Public

My Commission Expires: 11-26-23

CLAIRE WATSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS **$0.00**.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 20th DAY OF July, **2022**:

Notary Public

My Commission Expires: 11-26-23

CLAIRE WATSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY