Karen Johnson Davidson County
Batch# 918389 DEEDWARR
09/19/2022 12:43:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20220919-0104150

This Instrument Prepared By:
Oath Law
1214 East 33rd Street
Tulsa, Oklahoma

Taxes To:
Keith & Sari Turchan
5508 Peninsula Park Landing
Hermitage, Tennessee 37076

TENNESSEE WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

KNOW ALL MEN BY THESE PRESENTS, that the grantor,
Keith Turchan and Sari Turchan, husband and wife,
whose address is: **5508 Peninsula Park Landing, Hermitage, Tennessee 37076**
for and in consideration of the sum of Ten and No/100 Dollars ($10.00) to me in hand paid and the receipt of which is hereby acknowledged, has granted, sold, and conveyed, and by these presents do grant, sell, and convey to the grantee,
Keith A. Turchan and Sari H. Turchan, Trustees of the Turchan Trust dated September 7, 2022, and any amendments thereto,
whose address is: **5508 Peninsula Park Landing, Hermitage, Tennessee 37076**

Legal description attached hereto and made a part hereof as Exhibit "A"

Derivation Clause: Said property being one and the same property conveyed to Granter herein by way of deed of record at Instrument #20031231-0184847 in the Register's Office of Davidson, Tennessee.

This conveyance is made by a transferor of real estate to a revocable living trust created by the same transferor or by a spouse of the transferor. This transfer constitutes a nontaxable exchange pursuant to T.C.A. §67-4-409(a)(3)(F).

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on September 7, 2022.

Keith Turchan, GRANTOR

Sari Turchan, GRANTOR

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Keith Turchan and Sari Turchan, husband and wife, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged them to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Official Seal at office this 7th day of September 2022.

William Jenkins, NOTARY
My commission expires: January 11, 2026

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I hereby swear or affirm that the actual consideration for this transfer is – NONE -.

Keith Turchan, AFFIANT

Sari Turchan, AFFIANT

Sworn to and subscribed before me this 7th day of September 2022.

William Jenkins, NOTARY
My commission expires: January 14 2026

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

(FOR RECORDING DATA ONLY)

Parcel Information: 097 16 0A 015.00

Property Address:
5508 Peninsula Park Landing, Hermitage, Tennessee 37076

Name and Address of the Property Owner:
Keith A. Turchan and Sari H. Turchan
5508 Peninsula Park Landing, Hermitage, Tennessee 37076

Name and Address of the Persons or Entity Responsible for Taxes:
Keith A. Turchan and Sari H. Turchan
5508 Peninsula Park Landing, Hermitage, Tennessee 37076

EXHIBIT "A"

Being Lot No. 70 on the Plan of First Revision of The Peninsula, a Planned Residential Development, of record in Plat Book 9700, Page 8, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description

Being the same property conveyed to Albert D. Zimmerman and wife, Mary Elizabeth Zimmerman, by deed from Fox Ridge Homes, Inc. as of record in Book 10725, Page 109, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 9564, Page 693, Book 9754, Page 35, and Book 9977, Page 359, Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I William Jenkins, 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 September 7, 2022 (date of document).

X _____
Affiant Signature

9/7/22
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 7 day of September, 2022

_____
Notary's Signature

MY COMMISSION EXPIRES: My Commission Expires January 11, 2026

NOTARY'S SEAL

