This Instrument Prepared By:
Legacy Law Group, PLLC,
216 Centerview Drive, Suite 140
Brentwood, TN 37027

*This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property*

Karen Johnson Davidson County
Batch# 921862 DEEDQC
09/27/2022 09:46:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220927-0106755

| ***Address New Owner:*** | ***Send Tax Bills To:*** | ***Map-Parcel*** |
|---|---|---|
| JOHN PAUL ELIAS, TRUSTEE<br>JOHN PAUL ELIAS REVOCABLE<br>LIVING TRUST<br>DATED SEPTEMBER 26, 2022<br>631 HARPETH KNOLL RD<br>NASHVILLE, TN 37221 | SAME | MAP 156-2<br>PARCEL 34<br>9D-59924 |

STATE OF TENNESSEE )
)
COUNTY OF WILLIAMSON )

The actual consideration for this transfer is NONE (0). [Exempt pursuant to T.C.A. §67-4-409(a)(4)].

AFFIANT

Sworn to and subscribed before me this September 26, 2022.

Rachel Schow
Notary Public
My Commission Expires: 3/3/26

RACHEL SCHOW
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 03/03/2026

# QUITCLAIM DEED

FOR -$10- DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, JOHN PAUL ELIAS, hereinafter called Grantor, for the express purpose of conveying all of his right, title and interest in this property, does hereby quitclaim and convey unto JOHN PAUL ELIAS, Trustee of the JOHN PAUL ELIAS REVOCABLE LIVING TRUST, dated September 26, 2022, all of his right, title and interest in the following described real estate in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof.

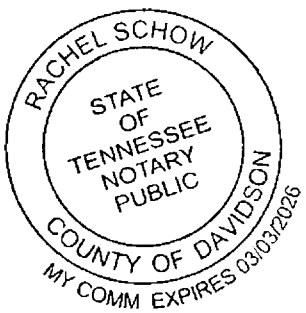
IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this September 26, 2022.

BY: _____
JOHN PAUL ELIAS

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 JOHN PAUL ELIAS, with whom I am personally acquainted, and who acknowledged he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 26th day of September 2022.




_____
NOTARY PUBLIC

My Commission Expires: 3/3/26

**EXHIBIT A**
**PROPERTY DESCRIPTION**

Said property is described to wit:

**Land in Davidson County, Tennessee, being Lot No. 386 on the Plan of Harpeth Valley Park, Section 3, as of record in Book 4175, page 15, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.**

Being the same property conveyed to JOHN PAUL ELIAS and wife, HOLLY M. ELIAS by deed from EDWARD R. SEAY, a widower, of record in Book 8312, Page 361, Register's Office for Davidson County, Tennessee.

As part of a Divorce Decree and Marital Dissolution Agreement entered in the Fourth Circuit Court for Davidson County, Tennessee, Docket Number 95D-2343, HOLLY MARIE HICKS ELIAS conveyed her interest to JOHN PAUL ELIAS by Quitclaim Deed of record in Instrument No. 00009885-0000594, Deed Book, 9885, Deed Page 595, Registers Office for Davidson County, Tennessee. HOLLY MARIE HICKS ELIAS is one and the same as HOLLY M. ELIAS.

The above description is taken verbatim from the previously recorded deed.

This conveyance is made subject to all restrictions, easements, zoning, and planning ordinances, and other regulations that may affect the premises.

This is improved property known a 631 Harpeth Knoll Rd, Nashville, TN 37221.

**Tennessee Certification of Electronic Document**

I, JAMES M. ADCOX III, 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 26, 2022 (date of document).

Signature

September 26, 2022
Date

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 26th day of September, 2022.

Notary Public
My Commission expires: 3/3/26

RACHEL SCHOW
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM EXPIRES 03/03/2026