Karen Johnson Davidson County
Batch# 943060 DEEDQC
11/18/2022 03:02:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20221118-0122823

THIS INSTRUMENT PREPARED BY: Mudter, Patterson & Cox PLLC 3811 Bedford Avenue Suite 205 Nashville, Tennessee 37215 First Title & Escrow Co., Inc. FTEC File No. 37424-11-2022	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $0.00 Affiant Subscribed and sworn to before me, this 18th day of November, 2022. Notary Public My Commission Expires: 7/26/25

ALICE J. STEWART NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY MY COMMISSION EXPIRES JULY 26, 2025

QUITCLAIM DEED

Address New Owner: George E. Mudter, Jr., Trustee 3811 Bedford Ave, Suite 205 Nashville, TN 37215	Send Tax Bills To: George E. Mudter, Jr., Trustee 3811 Bedford Ave, Suite 205 Nashville, TN 37215	Tax Information: Map and Parcel No.: 15400001100 15400001000

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Howard B. Pinkerton and Linda F. Pinkerton, husband and wife**, ("Grantor"), do hereby quitclaim, transfer and convey unto **George E. Mudter, Jr., Trustee of the 9389 South Harpeth Trust, U/A Dated November 18, 2022,** ("Grantee"), his successors and assigns of all their right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 9389 S Harpeth Road and 0 S Harpeth Road, Nashville, TN, 37221.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 18th day of November, 2022.

Howard B. Pinkerton

Linda F. Pinkerton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Howard B. Pinkerton and Linda F. Pinkerton, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18th day of November, 2022.

Notary Public

My Commission Expires: 7/26/25

ALICE J. STEWART
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES JULY 26, 2025

EXHIBIT "A"

Land in Davidson County, Tennessee being more particularly described according to a survey dated November 4, 2022, by Kenneth D. Church, TN RLS No. 1004, as follows:

Beginning at a found 5/8-inch diameter rebar (Tennessee State Plane Coordinates N: 622,241.33', E:1,662.321.13' (US SURVEY FEET) in the north right of line for South Harpeth Road common corner with South Harpeth Farms (Parcel ID Number 15400001200) recorded in Quit Claim Deed Instrument Number 20090928-0089810 in the Register of Deeds Davidson County Tennessee thence with said line the following four (4) calls;
1. North 42 Degrees 08 Minutes 16 Seconds East, 297.35 feet to a set 5/8- inch diameter iron rebar with Church RLS 1004 Cap;
2. South 58 Degrees 47 Minutes 20 Seconds East, 300.00 feet to a set mag nail spike in the Northwest side of an 8-inch diameter American Elm tree;
3. South 39 Degrees 43 Minutes 29 Seconds East, 280.70 feet to found concrete marker with metal cap flush ground;
4. South 38 Degrees 33 Minutes 51 Seconds West, 261.26 feet to a found concrete marker with metal cap buried flush ground (N 85 Degrees 17 Minutes 14 Seconds East, 4.69 feet +-) in the north right of way for South Harpeth Road;

Thence with said line the following five (5) calls;

1. North 52 Degrees 27 Minutes 32 Seconds West, 99.00 feet to a set 5/8-inch diameter iron rebar with Church RLS 1004 Cap;
2. North 45 Degrees 57 Minutes 32 Seconds West, 200.00 feet to a set 5/8-inch diameter iron rebar with Church RLS 1004 Cap;
3. North 51 Degrees 27 Minutes 32 Seconds West, 100.00 feet to a set 5/8-inch diameter iron rebar with Church RLS 1004 Cap;
4. North 57 Degrees 57 Minutes 32 Seconds West, 100.00 feet to set 5/8-inch diameter iron rebar with Church RLS 1004 Cap;
5. North 65 Degrees 10 Minutes 08 Seconds West, 96.25 feet to the point of beginning.

Parcel containing 167,218.00 square feet more or less, or 3.84 acres more or less.

Source of North Tennessee State Plane Coordinates (US Survey Feet) OPUS October 10, 2022, GEOID 18.

Being the same property conveyed to Howard B. Pinkerton and wife, Linda F. Pinkerton by deed dated May 29, 1970 from Willis H. Polk and wife, Betty A. Polk of record in Book 4421, Page 188, Register's Office for Davidson County, Tennessee.

TRUE COPY CERTIFICATION

I, GEORGE E. MUDTER, JR., do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document and authenticated according to law on 11/18/22

GEORGE E. MUDTER, JR.
Dated 11/18/22

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Stacy L. Thomas, a Notary Public for this County and State, George E. Mudter, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dated 11/18/22
Notary's Signature
My Commission Expires: 10/2/2023
Notary Seal:

