Karen Johnson Davidson County
Batch# 944117 DEEDQC
11/22/2022 01:13:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20221122-0123720

This Instrument Prepared By
and after recording return to:
Baker, Donelson, Bearman, Caldwell & Berkowitz, PC
Attn: Steven K. Wood
1600 West End Avenue, Suite 2000
Nashville, Tennessee 37203

QUITCLAIM DEED

Name/Address of New Owners:	*Send Tax Bills To*
William E. Beckner, Co-Trustee Sharon L. Beckner, Co-Trustee 806 Stuart Lane Brentwood, TN 37027	Same
Tax Map Parcel No.: 173 09 0A 518.00	

FOR AND IN CONSIDERATION the receipt and sufficiency of which are hereby acknowledged, I, **SHARON L. BECKNER** (the "Grantor"), hereby quitclaim and convey unto, **WILLIAM E. BECKNER AND SHARON L. BECKNER, CO-TRUSTEES OF THE BILL AND SHARON BECKNER COMMUNITY PROPERTY TRUST DATED** November 10**, 2022**, their successors and assigns, with power to grant, bargain, mortgage, and convey without the joinder of any beneficiary, (collectively the "Grantee"), all of my right, title and interest in and to a certain land in Davidson County, Tennessee, being more particularly described on the attached Exhibit "A" (the "Property").

This is improved property known as 9010 Rigden Mill Dr., Nashville, TN 37211.

William E. Beckner joins in this conveyance to convey any marital interests in the Property.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

Grantor acknowledges that this quitclaim deed (the "Deed") was prepared from information in prior deeds; that no request was made that Steve K. Wood or Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C. perform a title examination; and that neither Steve K. Wood nor Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C. shall have any liability for the status of the title to the property or for the accuracy of such information.

[Signature and notary page to follow.]

IN WITNESS WHEREOF, the Grantor, and Grantor's spouse, have caused this instrument to be executed on this 10 day of November, 2022.

Sharon L. Beckner

William E. Beckner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 10th day of November, 2022.

NOTARY PUBLIC
My Commission Expires: 11/6/2024

MELISSA L. HOLT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2024

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 10th day of November, 2022.

NOTARY PUBLIC
My Commission Expires: 11/6/2024

MELISSA L. HOLT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2024

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ - 0 -

Sharon L. Beeton
AFFIANT

Subscribed and sworn to before me this 10 day of November, 2022.

MELISSA L. HOLT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2024

Melissa L. Holt
NOTARY PUBLIC

My Commission Expires:

11/6/24

4891-5385-1186

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 443, on the Plan of Lenox Village, Phase Seven, of record in Instrument No. 20051028-0130418, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed o Sharon L. Beckner, married, by deed from Erin P. McDaniel, unmarried, by deed dated July 31, 2018, recorded August 3, 2018, as Instrument No. 20180803-0076319, Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Steven K. Wood, 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 November 10, 2022 (date of document).

Affiant Signature

November 10, 2022

Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 20th day of November, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 7-7-2025

NOTARY'S SEAL

