TRUSTEE'S QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:
Bryan Howard
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Rd.
Nashville, Tennessee 37215
(615) 627-4444

Karen Johnson Davidson County
Batch# 945791 DEEDQC
11/29/2022 03:11:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20221129-0125226

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is NONE.

Affiant

Subscribed and sworn to before me, this 11th day of November, 2022.

Notary Public

My Commission Expires:

CONNOR D. MCDONALD * STATE OF TENNESSEE NOTARY PUBLIC * COUNTY OF DAVIDSON My Comm. Expires 3/3/2026

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers:
Roy R. Manning, III, Trustee 108 Iroquois Court Nashville, Tennessee 37205	SAME	118-03-076.00

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, Roy R. Manning, III, Trustee of the Family Trust under the Roy R. Manning, Jr. Preservation Trust Agreement dated October 30, 2009 ("Grantor"), hereby remises, releases and quitclaims unto Roy Manning, III, Trustee of the Jane D. Manning Preservation Trust dated October 30, 2009, his successors and assigns, the Grantor's entire interest in the tract or parcel of land described on Exhibit A attached hereto. Exhibit A is incorporated herein by this reference. A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand, this the 11th day of November, 2022.

Roy R. Manning, III, Trustee of the Family Trust under the Roy R. Manning, Jr. Preservation Trust dated October 30, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Roy Manning, III, Trustee, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, this the 11th day of November, 2022.

Notary Public

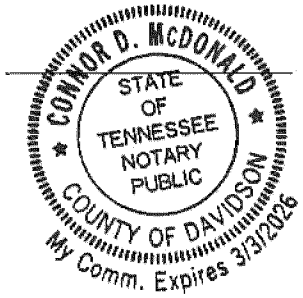
My Commission Expires: 

EXHIBIT A

Legal Description

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 21 on the Plan of Bransford Industrial Park, of record in Plat Book 4460 at page 33, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed from Roy R. Manning, III, Trustee of the Roy R. Manning, III, Trustee of the Roy R. Manning, Jr. Preservation Trust dated October 30, 2009, to Roy R. Manning, III, Trustee of the Family Trust under the Roy R. Manning, Jr. Preservation Trust Agreement dated October 30, 2009, by Trustee's Quitclaim Deed of record as Instrument Record 20191119-0119481, Register's Office for Davidson County, Tennessee.

This is improved property known as 509 Ligon Drive, Nashville, Tennessee 37204.

Tennessee Certification of Electronic Document

I, Bryan Howard, 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 11, 2022 (date of document).

Bryan Howard
Affiant Signature

11/29/2022
Date

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 29th day of November, 2022.

Dianne Jaynes
Notary's Signature

My Commission Expires: 10/2/2023

NOTARY'S SEAL

