Karen Johnson Davidson County
Batch# 954815 DEEDQC
12/27/2022 08:23:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221227-0132361

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 208
FRANKLIN, TN 37067
(615) 628-7775

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $10.00.
This is a transfer to a revocable trust.

Affiant

Subscribed and sworn to before me, this 14th day of December 2022.

Notary Public

My commission Expires: 10/26/2026

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Blue Ice Cream Trust 1428A Stainback Avenue Nashville, TN 37207	Blue Ice Cream Trust 1428A Stainback Avenue Nashville, TN 37207	071-11-0 251.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Alexander R. Hancock, unmarried and Joshua D. Carpenter, unmarried joint tenancy with right of survivorship, do hereby quitclaim, transfer and convey unto Alexander Hancock and Joshua Carpenter, as Trustees of the Blue Ice Cream Trust dated December 14, 2022, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Being Lot No. One Hundred and Eighty Eight (188), of the Highland Land Co's Subdivision, a plat of which is of record in Book No. 421, page 14, Register's Office for Davidson County, Tennessee. Said Lot No. One Hundred and Eighty Eight (188) together fronts 50 feet on the west side of Stainback Avenue and extends back between parallel lines one hundred and seventy five (175) feet to a fifteen (15) foot alley.

Being the same property conveyed to Alexander R. Hancock, unmarried and Joshua D. Carpenter, unmarried joint tenancy with right of survivorship, from Elise A. McCracken, an

unmarried woman, by Warranty Deed dated September 28, 2022, and recorded on September 29, 2022, as Document No. 20220929-0107528, Register's Office for Davidson County, Tennessee.

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

Property Address: 1428A Stainback Avenue, Nashville, Tennessee 37207

Witness my hand this 14th day of December 2022.

Alexander R. Hancock, Grantor

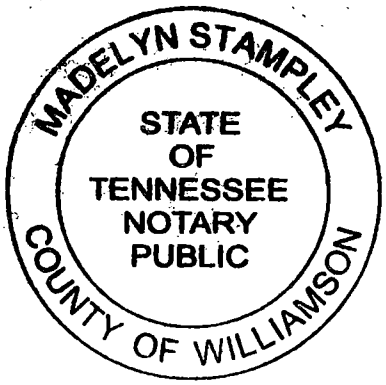
Joshua D. Carpenter, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Alexander R. Hancock and Joshua D. Carpenter, as Grantors, 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 day, December 14, 2022.

[Seal]



Madelyn Stampley, Notary Public
My commission expires: October 26, 2026