Karen Johnson Davidson County
Batch# 970876 DEEDQC
02/14/2023 02:52:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20230214-0010793

THIS INSTRUMENT PREPARED BY:

Hunter R. Mobley, atty.
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

HUNTER R. MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 10-02-2023

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--

Rodney G. Reed, Trustee, Affiant

Subscribed and sworn to before me, this 13th day of February, 2023.

Notary Public
My Commission Expires: _____

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Rodney G. Reed and/or Debora J. Reed, Trustees 320 Old Hickory Blvd., #2900 Nashville, Tennessee 37221	SAME	128 12 OA 174.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Rodney G. Reed and Debora J. Reed, Trustees of the Rodney G. Reed Living Trust, established by the Revocable Trust Agreement**

of Rodney G. Reed dated January 7, 2013, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Rodney G. Reed and Debora J. Reed, hereby remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Rodney G. Reed and/or Debora J. Reed, Trustees of the Rodney & Debora Reed Living Trust, established by the Revocable Trust Agreement of Rodney G. Reed and Debora J. Reed dated February 13, 2023**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

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 our hands this 13th day of February, 2023.

Rodney G. Reed

Debora J. Reed

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Rodney G. Reed and Debora J. Reed, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 13th day of February, 2023.

My Commission Expires: _____

HUNTER R. MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

Notary Public

EXHIBIT A

Legal Description

All that certain parcel of land situated in the County of Davidson, State of Tennessee, being known and designated as follows: Unit No. 2900, Building No. I 0, on the Plan of Section I 0, phase ID, Eagle Ridge at the Reserve Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended in Tennessee Code Annotated, and as established by a Master Deed and By-Laws of record in Instrument No. 200111011-0110875, as Supplemented and Amended by Supplement and Amendment No. 36, to the Master Deed, of record in Instrument No. 200407 I 6-0084980, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the Plat of Eagle Ridge at the Reserve Condominiums as shown on Exhibit A to the Master Deed of record as aforementioned, said Register's Office, for a more complete identification and description of such unit.

Being the same property conveyed to Rodney G. Reed and/or Debora J. Reed, Trustees of The Rodney G. Reed Living Trust, established by the Revocable Trust Agreement of Rodney G. Reed dated January 7, 2013, by deed from Rodney G. Reed, of record as Instrument No. 20130513-0047775, Register's Office for Davidson County, Tennessee.

This is improved property known as 320 Old Hickory Blvd., #2900, Nashville, Tennessee 37221.

CERTIFICATE OF AUTHENTICITY

I, Hunter R. Mobley, 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 February 13, 2023.

February 13, 2023
Date

Hunter R. Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 13th day of February, 2023.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

LINDSAY HAMADA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2024