Karen Johnson Davidson County
Batch# 975469 DEEDQC
03/01/2023 09:50:54 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230301-0014438

This Instrument Prepared By:

J. Allen Reynolds III
Evans, Jones & Reynolds, P.C.
401 Commerce Street, Suite 710
Nashville, Tennessee 37219-2405

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
The 2023 Newman Community Property Trust 4327 Beekman Drive Nashville, TN 37215	The 2023 Newman Community Property Trust 4327 Beekman Drive Nashville, TN 37215	162-01-D-009.00 CO

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representation as to the title of the property described herein.

This conveyance is exempt from transfer tax pursuant to Section 67-4-409(a)(1)(C)(vi), Tennessee Code Annotated.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **David Newman** and wife, **Elizabeth Rutland Newman**, by these presents do hereby quitclaim and convey unto **David S. Newman and Elizabeth R. Newman, as Trustees of The 2023 Newman Community Property Trust** created pursuant to instrument of revocable trust dated February 28, 2023, their successors and assigns, with the right and ability to sell, encumber and otherwise convey without the joinder of any beneficiary, all of their right, title and interest in and to the following described tract of land situated in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot No. 9, on the residential planned unit development of Maple Valley Subdivision, Section Three, of record in Book 6900, Page 968, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to David Newman and wife, Elizabeth Rutland Newman, by deed from Mahdi Pourhavasi and wife, Maryam Mogharbi Goharani, of record as Instrument No. 20170712-0070071, Register's Office for Davidson County, Tennessee.
>
> This is improved property, known as 616 Maple Top Drive, Antioch, Tennessee 37013.

WITNESS my hand this 28 day of February, 2023.

David Newman

Elizabeth Rutland Newman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, J. Allen Reynolds II, Notary Public, **David Newman** and **Elizabeth Rutland Newman**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Sworn to and subscribed before me, this 28 day of February, 2023.

Notary Public

J. ALLEN REYNOLDS II STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 1-11-26

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