Karen Johnson Davidson County
Batch# 978228 DEEDQC
03/08/2023 11:42:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230308-0016703

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Affiant Subscribed and sworn to before me, this 2nd day of March, 2023. Notary Public My Commission Expires: 11/2/26

CHARLES NELSON IV STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-02-2026

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Alan James Lynch and/or Charlotte Underhill Lynch, Trustees 5816 Chase View Road Nashville, Tennessee 37221	SAME	156 13 0 016.00

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, **Alan James Lynch and wife, Charlotte Underhill Lynch,** 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 Grantors, 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 **Alan James Lynch and/or Charlotte Underhill Lynch, Trustees of the Alan & Charlotte Lynch Living Trust, established by the Revocable Trust Agreement of Alan James Lynch and Charlotte Underhill Lynch dated March 2, 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.

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

WITNESS our hands this 2nd day of March, 2023.

Alan James Lynch

Charlotte Underhill Lynch

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Alan James Lynch and Charlotte Underhill Lynch, 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 2nd day of March, 2023.

My Commission Expires: _____

CHARLES NELSON IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-02-2026

Notary Public

EXHIBIT A

Legal Description

LAND in Davidson and Williamson County, Tennessee, being Lot No. 6 on the Plan of Revision Two Final Plat for Chase Creek, as of record in Plat Book 9700, page 524, Register's Office for Davidson County, Tennessee and Plat Book 25, page 60, Register's Office for Williamson County, Tennessee, to which plan reference is made for a more complete description.

Also described as:

LAND in Davidson, Tennessee, being Lot No. 6 on the Plan of Revision Three Final Plat for Chase Creek, as of record as Instrument No. 20050725-0086191, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Alan J. Lynch and wife, Charlotte U. Lynch, by deed from D. L. Smith Construction, Inc., a Tennessee corporation, of record as Instrument No. 199912210305656, Register's Office for Davidson County, Tennessee, and in Book 1950, page 47, Register's Office for Williamson County, Tennessee.

Alan James Lynch and Alan J. Lynch are one and the same person. Charlotte Underhill Lynch and Charlotte U. Lynch are one and the same person.

This is improved property known as 5816 Chase View Road, Nashville, Tennessee 37221.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey 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 March 2, 2023.

March 2, 2023
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 2ND day of March, 2023.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

