Karen Johnson Davidson County
Batch# 991733 DEEDQC
04/13/2023 09:51:43 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230413-0027128

Prepared By and Return To:
The Coop Firm, PLLC
740 Conference Dr. C-31
Goodlettsville, TN 37072
(615) 219-5052

Name and Address of New Owner	Send Tax Bills To:
Thomas C. Kelley Jr. & Gail G. Kelley Trustees of "The T & G Revocable Living Trust, dated April 1 2023" 3978 Calista Road Cross Plains, TN 37049	Same
Tax Map Parcel No. 007-00-0-195.00	

QUIT-CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, **Thomas C. Kelley and Gail G. Kelley (the "Grantors"),** do hereby sell, transfer, convey and quitclaim unto Thomas C. Kelley Jr. and Gail G. Kelley, Trustees of **"The T & G Kelley Revocable Living Trust dated April 1, 2023, and any amendments thereto"** herein the Grantees, their successors, and assigns, property, structures, houses and any other improvements in DAVIDSON COUNTY, TENNESSEE, to-wit:

Land in Davidson County Tennessee, being Lot No. 1, on the Re-plat of Lot 1, Janelle Manor, or record in Instrument No. 20010214-0014134, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

REFERENCE is made to the prior Warranty Deed to Grantors appearing in Instrument No. 20210604-0075422 in the Register's Office for Davidson County, Tennessee. Additional reference to a Deed of Record before conveyance to Grantors located in Instrument No.20070411-0043067 and Instrument No. 20030409-0047493 in the Register's Office for Davidson County, Tennessee

Street Address 2316 Baker Station Road, Goodlettsville, Tennesse 37072
Tax Map Parcel No. Tax Map Parcel No. 007-00-0-195.00

SUBJECT TO ALL RESTRICTIONS AS SET FORTH IN PRIOR DEEDS.

Grantors intend to create a Marital Asset Protection Trust under Tennessee Code Annotated § 35-15-510.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

THE PARTIES ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THEM. NO TITLE EXAMINATION HAS BEEN MADE, AND THE COOP FIRM, PLLC SHALL NOT HAVE ANY LIABILITY FOR THE STATUS OF TITLE TO THE PROPERTY OR FOR THE ACCURACY OF SUCH INFORMATION.

TO BE EFFECTIVE as of this 1 day of April 2023.

Thom C Kelley Jr Grantor
Thomas G. Kelley Jr., Grantor

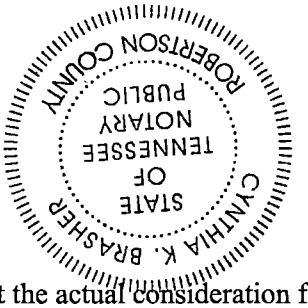
Gail G Kelley Grantor
Gail G. Kelley, Grantor

State of Tennessee
County of Davidson

On this 1 day of April, 2023, before me personally appeared Thomas C. Kelley Jr. and Gail G. Kelley, with whom I am personally acquainted (or proved to me based on satisfactory evidence) to be the person who executed the foregoing instrument and acknowledged that they executed said instrument as their free act and deed.

Cynthia K Brashu
NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRE MAY 22, 2023



State of Tennessee
County of Davidson

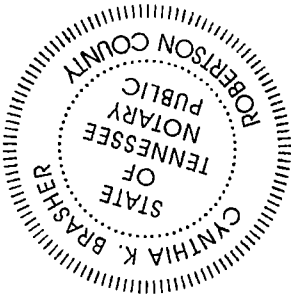
I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ -0- at the date of the agreement, which amount is equal to or greater than the amount which the property would have commanded at a fair and voluntary sale.

Thomas C Kelley Jr Trustee
AFFIANT – Thomas C. Kelley, Jr., as Trustee

Gail G Kelley Trustee
AFFIANT – Gail G. Kelley, as Trustee

Sworn and subscribed before me this 1 day of April, 2023.

Cynthia K. Brashu
NOTARY PUBLIC



MY COMMISSION EXPIRES
MAY 22, 2023