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Real Property Owner and Real Property Responsibility:
John Matthew Binkley and Leighsa Crecelius Binkley, Trustees, of the GORP Trust, Dated June 22, 2023
3012 Delaney Drive
Nashville, Tennessee 37214
084 080 062.00

QUITCLAIM DEED

THIS DEED is made and entered into on the 22nd day of June, 2023, by and between **JOHN M. BINKLEY AND WIFE, LEIGHSA C. BINKLEY,** hereinafter known as the Trustor and/or Grantor, and **JOHN MATTHEW BINKLEY AND LEIGHSA CRECELIUS BINKLEY, TRUSTEE, OR THEIR SUCCESSORS IN INTEREST, OF THE GORP TRUST DATED JUNE 22, 2023, AND ANY AMENDMENTS THERETO,** hereinafter known as the Initial Trustee and/or Grantee.

WITNESSETH:

FOR AND IN CONSIDERATION of the Grantor transferring this real property to a revocable living trust, and other good and valuable consideration, the receipt and sufficiency is hereby acknowledged, the Grantor, hereby quitclaims, transfers, and conveys unto the Initial Trustee and any future successor Trustee(s) of The GORP Trust, dated June 22, 2023, as amended from time to time, the following described property:

SITUATED, LYING AND BEING in Davidson County, Tennessee, a certain tract or parcel of land, located in the Seventh (7th) Civil District:

> Being Lot No. 180 on the Map of Lincoya Hills, Section 7, as of record in Book 2331, page 119.
>
> Said Lot No. 180 fronts 100 feet on the east side of Delaney Drive and runs back between lines, 298.7 feet on the north line and 175.5 feet on the south line, to a dead line in the rear which is a broken line measuring 195 feet thereon.

THE PREVIOUS AND LAST conveyance being a Warranty Deed from Mark A. Hobbs, and wife, Ellen L. Hobbs to John M. Binkley and wife, Leighsa C. Binkley, of record in Deed Book 20001102, page 0109008, Register's Office of Davidson County.

Being the same property conveyed by a deed from Richard L. Iddins, Jr. and wife, Dorothy M. Iddins, to Mark A. Hobbs, and wife, Ellen L. Hobbs, of record in Book 8036, page 117, Register's Office of the above County.

The consideration for this transfer is for the Grantor to transfer real estate to a revocable living trust created by the same Grantor and is exempt pursuant to Tenn. Code Ann. § 67-4-409(a)(1)(C)(vi).

Karen Johnson Davidson County
Batch# 1020059 DEEDQC
06/28/2023 11 49 50 AM 3 pgs
Fees $17 00 Taxes $0.00



20230628-0049278

THE INFORMATION CONTAINED HEREIN WAS FURNISHED BY THE PARTIES AND TAKEN FROM THE PREVIOUS DEED. THE PREPARER OF THIS INSTRUMENT ACCEPTS NO RESPONSIBILITY OR/LIABILITY AS TO LIENS, ENCUMBRANCES, DEFECTS IN TITLE, OR OTHER SUCH MATTERS RESPECTING THE VALIDITY OF THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE SURVEY AND/OR TITLE SEARCH.

WITNESS the following signatures on this June 22, 2023:

JOHN M. BINKLEY, GRANTOR

LEIGHSA C. BINKLEY, GRANTOR

STATE OF TENNESSEE
COUNTY OF PUTNAM

Personally, appeared before me, the undersigned, a Notary Public, **JOHN M. BINKLEY AND LEIGHSA C. BINKLEY**, 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 and seal of office, this June 22, 2023:

EMMA MCDRUMMOND
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF PUTNAM

NOTARY PUBLIC
My commission expires: August 18, 2026

STATE OF TENNESSEE
COUNTY OF PUTNAM

The consideration for this transfer is for the Grantor to transfer real estate to a revocable living trust created by the same Grantor and is exempt pursuant to Tenn. Code Ann. § 67-4-409(a)(1)(C)(vi).

JOHN MATTHEW BINKLEY, AFFIANT/INITIAL TRUSTEE

LEIGHSA CRECELIUS BINKLEY, AFFIANT/INITIAL TRUSTEE

Subscribed and sworn to before me this this June 22, 2023:

EMMA MCDRUMMOND
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF PUTNAM

NOTARY PUBLIC
My commission expires: August 18, 2026