Karen Johnson Davidson County
Batch# 1024761 DEEDQC
07/11/2023 10:36:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230711-0052947

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 10th day of July, 2023.

Notary Public

My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-26

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Madlyn K. Hayes and/or Lynda Hayes and/or Wendell Blaine Hayes, Trustees 4000 Overbrook Drive Nashville, Tennessee 37204	SAME	132 02 0 046.00

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, **Madlyn K. Hayes**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and

quitclaims all of the Grantor's 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 **Madlyn K. Hayes and/or Lynda Hayes and/or Wendell Blaine Hayes, Trustees of the Madlyn K. Hayes Living Trust, established by the Revocable Trust Agreement of Madlyn K. Hayes dated March 28, 2003, as amended and restated on January 26, 2021**, as further 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 my hand this 10th day of July, 2023.

Madlyn K. Hayes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Madlyn K. Hayes, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 10th day of July, 2023.

My Commission Expires: _____

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2026

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 9 on the plan of Brookhaven Estates, of record in Book 1835, pages 49-51, Register's Office for said County.

Said Lot No. 9, which is a corner lot, fronts 454.36 feet on the southerly margin of Overbrook Drive and fronts 304.3 feet on the westerly margin of Glen Leven Drive, said frontages being joined by a curve having a length of 34.81 feet, and extends back 500 feet on the southerly line and 178.4 feet on the westerly line to a point of intersection.

Being the same property conveyed to Wendell H. Hayes and wife, Madlyn K. Hayes, by deed from Grady Paul Crowder, of record in Book 6799, page 284, Register's Office for Davidson County, Tennessee.

Wendell H. Hayes died on December 18, 2006.

This conveyance is subject to restrictive covenants of record in Book 1578, page 276, Book 1786, page 501 and Book 1969, page 609, Register's Office for Davidson County, Tennessee, and to matters set forth in the above-referenced plan of record.

This is improved property known as 4000 Overbrook Drive, Nashville, Tennessee 37204.

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 7/10/23.

7/10/23
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 10th day of July, 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