Prepared By:

Dalen Farmer
Attorney at Law
805 S Church Street
Suite 11
Murfreesboro Tennessee 37130

After Recording Return To:

Owner

Karen Johnson Davidson County
Batch# 1052495 DEEDQC
09/21/2023 11:43:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20230921-0074295

Space Above This Line for Recorder's Use

NOTICE: Tax bills may be sent to the New Owners at the following address:

Maria Anderson, Trustee
Joann L White Revocable Living Trust
1011 Ashcroft Way
Mount Juliet TN 37122

TENNESSEE QUIT CLAIM DEED
(Map and Parcel: 050-13-0-035.00)

KNOW ALL BY THESE PRESENTS, that for and in consideration of the sum of Zero Dollars US ($0.00), and other good and valuable consideration paid in hand, Joann L White, an individual and Tennessee resident (herein, "Grantor"), does hereby remise, release and forever quitclaim to THE JOANN L WHITE REVOCABLE LIVING TRUST, dated April 7, 2023, a Revocable Trust, based in Tennessee, Maria Anderson, Trustee (herein, "Grantee"), , as follows:

> all of Grantor's rights, title, interest, and claim in or to the following described improved real property, located at 2165 W Richmond Hill Drive, Nashville (Davidson County) Tennessee 37207, to wit:
>
> Located in Davidson County, Tennessee and as more fully described in Exhibit A, attached hereto and incorporated herein by reference]:
>
> **[PLEASE SEE EXHIBIT A ATTACHED HERETO]**

This conveyance is subject to any and all existing easements and restrictive covenants of record.

Signed by Grantor, acknowledged by Grantee(s), on this 20 day of September 2023.

JOANN L WHITE, GRANTOR:

Joann L White

STATE OF TENNESSEE)
COUNTY OF Rutherford)

I, the undersigned, a Notary Public in and for said County and State, hereby certify that the Grantor, Joann L White, known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she has executed the same, in her capacity as Grantor, voluntarily on this date.

Given under my hand this 20 day of September 2023.

Kellie Holloway
, Notary Public

My Commission Expires: 5/18/2024

ACKNOWLEDGED BY GRANTEE(S):

KELSIE HOLLOWAY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 5-18-2024

THE JOANN L WHITE REVOCABLE LIVING TRUST, dated April 7, 2023:

Maria Anderson
MARIA ANDERSON, Trustee

OATH OF CONSIDERATION

RE: Improved Real Property at 2165 W Richmond Hill Drive, Nashville (Davidson County) Tennessee 37207.

STATE OF TENNESSEE)
COUNTY OF Rutherford)

The actual consideration or true value, whichever is greater, for this transfer is Zero Dollars US ($0.00).

FURTHER the Affiant sayeth not.

JOANN L WHITE, GRANTOR:

Joann L White

9/20/2023
DATE

Subscribed and sworn before me, this 20 day of September 2023.

Kellie Holloway
_____, Notary Public

MY COMMISSION EXPIRES: 5/18/2024

KELSIE HOLLOWAY
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 27 on the plan of Golden Valley Estates, Section One, of record in Plan Book 4175, page 142, Register's Office for said County.

Said Lot No. 27, which is a corner lot, fronts 53.54 feet on the southerly margin of Richmond Hill Drive, and fronts 90.75 feet on the westerly margin of Ewingdale Drive, said frontages being joined by a curve having a length of 38.59 feet, and extends back 78.28 feet on the southerly line and 107.42 feet on the westerly line to a point of intersection.

Being the same property conveyed to Judith C. Spickard from Edwin K. Hoover, Jr. and wife, Judy A. Hoover of record in Book 4937. Page 432, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to William A White and wife, Jo Ann White, by deed dated September 29, 1975, from Judith C Spickard, of Record in Book 4958, Page 507, Register's Office for Davidson County, Tennessee. William A White died on January 7, 2022, leaving his wife, Jo Ann White, sole owner by right of survivorship.

This is improved real property known as 2165 W Richmond Hill Drive, Nashville (Davidson County) Tennessee 37207.

I, Kelsie Holloway 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 9|20|2023 (date of document).

Kelsie Holloway

Affiant Signature

9|21|2023

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 21 day of September, 2023.

Lori Holloway

Notary's Signature

MY COMMISSION EXPIRES: 11|28|26

Notary's Seal (if on paper)

LORI HOLLOWAY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY