This Instrument Prepared by:
Oath Law
1214 East 33rd Street
Tulsa, OK 74105

Taxes To:
Edward Mitchell Bates
717 Charlie Gann Dr
Old Hickory, TN 37138

Karen Johnson Davidson County
Batch# 1052948 DEEDWARR
09/22/2023 10:43:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230922-0074599

TENNESSEE WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

KNOW ALL MEN BY THESE PRESENTS, that the grantor, **Edward Mitchell Bates,** an unmarried person whose address is: 717 Charlie Gann Dr, Old Hickory, Tennessee 37138 for and in consideration of the sum of Ten and No/100 Dollars ($10.00) to me in hand paid and the receipt of which is hereby acknowledged, has granted, sold, and conveyed, and by these presents do grant, sell, and convey to the grantee, **Edward Mitchell Bates, Trustee of the Mitch Bates Oath Trust, dated September 22, 2023, and any amendments thereto** (referred to herein as "Grantee" whether one or more), whose address is: 717 Charlie Gann Dr, Old Hickory, Tennessee 37138, the following tract of land located in Davidson County, State of Tennessee, to-wit:

> Being Lot Number 10 on the Plan of Revised Final Plat for Section 2 (Lots 4-30) Range Heights Subdivision of record in Plat Book 8250, page 936, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> Commonly known as: 717 Charlie Gann Drive, Old Hickory, Tennessee 37138

Derivation Clause: Said property being one and the same property conveyed to Grantor herein by way of deed of record at Instrument No. 20040316-0029943 in the Register's Office of Davidson, Tennessee.

This conveyance is made by a transferor of real estate to a revocable living trust created by the same transferor or by a spouse of the transferor. This transfer constitutes a nontaxable exchange pursuant to T.C.A. §67-4-409(3)(F).

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on September 22, 2023.

Edward Mitchell Bates, GRANTOR

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Edward Mitchell Bates, an unmarried person with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged them to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Official Seal at office this September 22, 2023.

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary
My commission expires:

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

My Commission Expires
January 11, 2026

I hereby swear or affirm that the actual consideration for this transfer is NONE.

Edward Mitchell Bates, AFFIANT

Sworn to and subscribed before me this September 22, 2023.

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary
My commission expires:

My Commission Expires
January 11, 2026

(FOR RECORDING DATA ONLY)

Parcel Information: 063 04 0 094.00

Property Address:
717 Charlie Gann Dr, Old Hickory, Tennessee 37138

Name and Address of the Property Owner:
Edward Mitchell Bates
717 Charlie Gann Dr, Old Hickory, Tennessee 37138

Name and Address of the Persons or Entity Responsible for Taxes:
Edward Mitchell Bates
717 Charlie Gann Dr, Old Hickory, Tennessee 37138

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I Chloe King, 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 9/22/2023 (date of document).

X Chloe King
Affiant Signature

9/22/2023
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 22 day of September 2023

William Jenkins
Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

My Commission Expires
January 11, 2026

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

202309220074599