THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO: **MUSIC CITY ESTATE LAW** **1650 MURFREESBORO ROAD** **SUITE 130** **FRANKLIN, TN 37067** **(615) 628-7775** MADELYN STAMPLEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is $10.00. This is a transfer to a revocable trust. Affiant Subscribed and sworn to before me, this 2nd day of October 2023. Notary public My commission Expires: 10/26/2026

QUITCLAIM DEED

Address New Owner: Theophilus P. Yebuah Living Trust 3204 Dove Place Nashville, TN 37218	Send Tax Bills to: Theophilus P. Yebuah Living Trust 3204 Dove Place Nashville, TN 37218	Map-Parcel #: 059-13-0-062-00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Paul T. Yebuah, does hereby quitclaim, transfer and convey unto Theophilus P. Yebuah, as Trustee of the Theophilus Yebuah Living Trust dated October 2, 2023, all of his right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee as described as follows:
Being lot no. 86 on the Plan of Treppard Heights Subdivision, Section 6, as of record in Book 2900, Page 11, Register's Office for Davidson County, Tennessee.
Said Lot no. 86 fronts 95 feet on the northwesterly side of Dove Place and extends back 342 feet on the southwesterly line and 396.9 feet on the northeasterly line which is a broken line to a dead line in the rear, on which it measures 68.4 feet thereon.
Being the same property conveyed to Paul N. Yebuah by deed from Wilma M. Regg and Charles E. Binkley and of record in Book 8574, page 959 Register's Office for Davidson County, Tennessee.

Karen Johnson Davidson County
Batch# 1057861 DEEDQC
10/05/2023 08 18 58 AM 2 pgs
Fees $12 00 Taxes $0 00

20231005-0078317

Being the same property conveyed to Paul T. Yebuah from Berenice T. Yebuah, by Final Decree of Divorce and Martial Dissolution Agreement dated January 9, 2012, and recorded on July 16, 2012, as Document No. 20120716-0062537, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 3204 Dove Place, Nashville, Tennessee 37218

Witness my hand this 2nd day of October 2023.

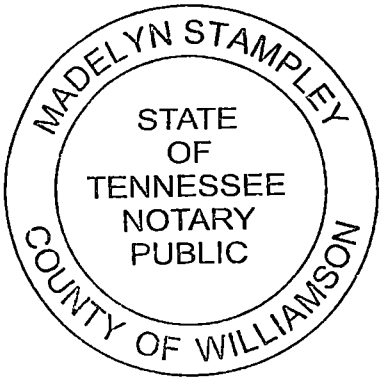
Paul T. Yebuah, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Paul T. Yebuah, Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, October 2, 2023.

[Seal]



Madelyn Stampley, Notary Public
My commission expires: October 26, 2026