Karen Johnson Davidson County
Batch# 1068791 DEEDQC
11/06/2023 01:51:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20231106-0086729

THIS INSTRUMENT PREPARED BY:

Jeffrey Mobley, atty.
Mobley & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4447

EMILY HARVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-11-2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--.

Marcia J Mallard
Affiant

Subscribed and sworn to before me, this 1st day of November, 2023.

Notary Public
My Commission Expires: 01-11-26

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Robert E. Mallard and Marcia Mallard, Trustees 501 Park Hill Nashville, Tennessee 37205	SAME	116 14 0 009.00

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, **Marcia Mallard**, 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 and the Grantor's spouse, 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 **Robert E. Mallard and Marcia Mallard, Trustees of the Robert & Marcia Mallard Living Trust, established by the Revocable Trust Agreement of Robert E. Mallard and Marcia Mallard dated November 1, 2023**, as 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 1st day of November, 2023.

Marcia Mallard

Marcia Mallard

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 Marcia Mallard, 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 1st day of November, 2023.

My Commission Expires: _____

EMILY HARVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-11-2026

_____
Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee being the north part of Lot No. 12 on the Map of Bransford Realty Company's Subdivision, of the 40 acre tract and all of Lot No. 27 and part of Lot No. 28 in Deer Park Subdivision, Belle Meade, of record in Book 421, page 67, Register's Office for said County. described as follows:

Beginning at a point in the south margin of Bellevue Drive North at the common corner of lots Nos. 10 and 12; thence with the south margin of BeHevue Drive North, northeasterly around a slight curve, 172.3 feet to the beginning of a curve. and continuing around said curve, southeasterly 46.5 feet to the westerly margin of Park Hill (formerly Bellevue Drive East); thence with the margin of said Park Hill (formerly Bellevue Drive East, southerly 155 feet to a point which is 145 feet north of the corner of Lots Nos. 12 and 13, beginning the northeast corner of the property conveyed to N. L. Taradash, by deed from Life & Casualty Insurance Company of Tennessee, Inc. of record in Book 1142, page 603, Register's Office for said County; thence along Taradash's north line westerly 224 feet, more or less, to a point in the line between Lots No. 10 and 12 at Taradash's northwest corner, being 93 feet more or less, north of the corner of Lots Nos. 10, 12, 11 and 13; thence with the line between Lots Nos. 10 and 12, northerly 223 feet to the point of beginning.

Being the same property conveyed to Marcia Mallard by deed from Robert E. Mallard, of record in Book 9345, page 70, Register's Office for Davidson County, Tennessee.

This is improved property known as 501 Park Hill, Nashville, Tennessee 37205.

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 11/1/23.

11/1/23
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 1st day of November, 2023.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

