Name and Address of New Owner:
Charles L. Davis Revocable Trust
553 Siskin Place
Simi Valley, CA 93065

Karen Johnson Davidson County
Batch# 1076466 DEEDQC
11/29/2023 01:17:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20231129-0092133

Send Tax Bills To:
NEW OWNER

This Instrument Prepared By:
Greater Nashville Title, LLC
4603 Gallatin Pike
Nashville, TN 37216

Map & Parcel No: 034-05-0A-038-00-CO

QUITCLAIM DEED

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 legal sufficiency of which are hereby irrevocably acknowledged, **Charles L. Davis, a single man** "the Grantor," convey and quitclaim unto **Charles L. Davis, Trustee of the Charles L. Davis Revocable Trust** "the Grantee," all my right, title, and interest, if any, to the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Unit No. 38 on the Plan of Monticello Manor, of record in Plat Book 6250, Page 551, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to Charles L. Davis, a single man, by Warranty Deed from Michelle Poss, Estate Administrator of the Estate of John Thomas Trimble, a/k/a John T. Trimble, Sr., of record in Instrument No. 20220901-0098890, Register's Office for Davidson County, Tennessee, dated August 31, 2022, and recorded on September 1, 2022.
>
> This is improved property also known as 518 Thomas Jefferson Circle, Madison, Tennessee 37115.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 28th day of November, 2023.

Charles L Davis (SEAL)
Charles L. Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of November, 2023, before me personally appeared, Charles L. Davis, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 28th day of November, 2023.

Notary Signature
My commission expires: 3/31/25

STEVEN PAUL DISSER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ **0.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Charles L Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 28th day of November, 2023.

Notary Signature
My commission expires: 3/31/25

STEVEN PAUL DISSER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Tennessee Certification of Electronic Document

I, Steven Disser, do hereby make oath that I am a licensed attorney and/or the custodian of the 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 11.28.23 .

Affiant Signature

11.28.23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 28 day of November, 2023.

Notary Signature

My Commission Expires: 5-9-26

MELISSA R SHAFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON