Karen Johnson Davidson County
Batch# 1079098 DEEDQC
12/06/2023 03:04:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20231206-0094418

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Mobley & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Thomas L. Davis, Trustee, Affiant Subscribed and sworn to before me, this 1st day of December, 2023. Notary Public My Commission Expires:

DONALD G. PESLIS II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2027

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Thomas L. Davis and/or Kathryn A. Davis, Trustees 5832 Fredericksburg Drive Nashville, Tennessee 37215	SAME	145 06 0 021.00

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, **Thomas L. Davis and wife, Kathryn A. Davis**, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire

ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantors, hereby remise, release and quitclaim all of the Grantors' 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 **Thomas L. Davis and/or Kathryn A. Davis, Trustees of the Thomas & Kathryn Davis Living Trust, established by the Revocable Trust Agreement of Thomas L. Davis and Kathryn A. Davis dated December 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 our hands this 1st day of December, 2023.

Thomas L. Davis

Kathryn A. Davis

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Thomas L. Davis and Kathryn A. Davis, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1st day of December, 2023.

My Commission Expires: _____

DONALD G. PESLIS II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2027

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 11 on the Plan of Tyne Valley Estates, Section IV, as of record in Book 3600, page 10, Register's Office for said County.

Said Lot 11 fronts 170.6 feet on the northerly side of Fredricksburg Drive and extends back 348 feet on the westerly line and 309.5 feet on the easterly line, to a dead line in the rear on which it measures 245.7 feet thereon.

Being the same property conveyed to Thomas L. Davis and wife, Kathryn A. Davis by deed from Sherry Hunter, of record in Book 10844, page 349, Register's Office for Davidson County, Tennessee.

Thomas L. Davis and Thomas Lee Davis are one and the same person.

This is improved property known as 5832 Fredericksburg Drive, Nashville, Tennessee 37215.

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 12/1/23.

12/1/23
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

