THIS INSTRUMENT PREPARED BY AND AFTER RECORDING RETURN TO:

Thomas J. Elmlinger
Attorney at Law
1616 Westgate Circle, Suite 349
Brentwood, TN 37027

This transfer is exempt from the Tennessee Real Estate Conveyance Tax under T.C.A. §67-4-409(a)(3)

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: $0.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29 DAY OF November 2023.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 04/06/2025

ADDRESS NEW OWNER(S) AS FOLLOWS:
Kenneth L. Hudson, Jr.
Revocable Living Trust
3580 Hoggett Ford Road
Hermitage, TN 37076

SEND TAX BILLS TO:
same

MAP – PARCEL NUMBERS
Map 96
Parcel 41.00

KATHERINE KELLY
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Kenneth Larry Hudson, Jr., an unmarried man, does hereby remise, release and quitclaim unto Kenneth L. Hudson, Jr., Trustee, and his successors in trust, of the Kenneth L. Hudson, Jr. Revocable Living Trust, his successors and assigns, forever, all the right, title, interest and claim which the Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee, to wit:

Beginning on the southerly side of Old Hoggatt's Ford Road at the northeast corner of the said 31.28 acre Jesse Leon Pirtle Tract, being the northwest corner of a 19 acre tract conveyed by Nancy C. Wright to L. C. Hessey by deed of record in Book 264, Page 479, Register's Office for said County; Thence along the eastern boundary of said Pirtle tract being herein partitioned South 1 deg. 06 min. West 974.16 feet to an iron pin; thence North 89 deg. 43 min. West 283.95 feet along the northern boundary of Tract No. 5 to an iron pin; thence in a northerly direction to an iron pin in the southerly side of Old Hoggatt's

Ferry Road, which said point is 260 feet from the point of beginning; thence along the south side of Old Hoggatt's Ferry Road South 87 deg. 30 min. East 260 feet to the point of beginning, being 6.28 acres, more or less.

Being the same property conveyed to Kenneth Larry Hudson, Jr., an unmarried man, by Warranty Deed from Erroll S. Evetts and wife, Robbie L. Evetts, dated August 18, 2003, and recorded in Instrument No. 20030821-0121498, Register's Office for Davidson County, Tennessee.

This is improved property known as 3580 Hoggett Ford Road, Hermitage, TN 37076

Karen Johnson Davidson County
Batch # 1079942 DEEDQC
12/08/2023 08:39:34 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20231208-0094783

WITNESS my hand this 29 day of November, 2023

Kenneth Larry Hudson, Jr.

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON }

Personally appeared before me, a Notary Public in and for said County and State, the within named Kenneth Larry Hudson, Jr., 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 and official seal at Franklin, Williamson County, Tennessee, this 29 day of November, 2023.

Katherine Kelly
Notary Public

My Commission Expires: My Commission Expires 04/06/2025

KATHERINE KELLY
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILLIAMSON

Prepared without benefit of title search from information provided by the parties. Therefore, the preparer makes no certification as to the validity of title.