Karen Johnson Davidson County
Batch # 1083313 DEEDQC
12/18/2023 12:23:43 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20231218-0097333

This instrument prepared by:
Zale Dowlen, Attorney #026816
PO Box 335
Goodlettsville, Tennessee 37070-0335
(615) 497-0763
zale@dowlenlaw.com

ADDRESS NEW OWNER:
LEO RONALD SUMMERS SR. AND CATHERINE JE'ANNE SUMMERS LIVING TRUST Dated October 31st, 2023
LEO RONALD SUMMERS SR. AND CATHERINE JE'ANNE SUMMERS, Trustees
2439 Buena Vista Pike
Nashville, Tennessee, 37218

SEND TAX BILL TO:
Same

MAP/PARCEL:
070 00 0 038.00

TRUSTEES'S QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS THAT:

LEO RONALD SUMMERS SR. (aka Leo R. Summers) AND CATHERINE JE'ANNE SUMMERS (aka Catherine J. Summers), as married individuals, in connection with the administration of their revocable living trust, as trustees, now convey, release and forever quitclaim from themselves, as married individuals, to the LEO RONALD SUMMERS SR. AND CATHERINE JE'ANNE SUMMERS LIVING TRUST Dated October 31st, 2023, all their right, title and interest in and to a certain tract of land in Davidson County, Tennessee as described as follows:

Land in the 2nd Councilmanic District of Davidson County, Tennessee and being described according to a survey by J. Bruce Rainey, Surveyor #823, dated February 9, 2001, known as job no. 010013 more particularly described as follows:

Beginning at an existing iron pin on the northerly margin of Buena Vista Pike said point of beginning being the Southeast corner of the herein described tract and also being the Southwest corner of the South Nashville Church of God Property of record in Book 11016, Page 475, R.O.D.C., TN; thence with the northerly margin of Buena Vista Pike and with a curve to the right having a radius of 924.94' and a long chord of 329.19' said chord having a bearing of S 68 degrees 50' 43" W a distance along the curve 330.95' to an iron pin; thence leaving the margin of Buena Vista Pike N 14° 29'50" W 682.25' to an iron pin set in the line of the Metropolitan Government Police Academy Property; thence with the said Government Property N 77° 21' 23" E 327.14' to an existing iron pin; thence leaving the Police Academy Government Property and with the said South Nashville Church of God Property S 14° 29' 50" E 633.51' to the point of beginning containing 5.01 acres±.

Being the same property conveyed to Leo R. Summers (aka LEO RONALD SUMMERS SR) and wife Catherine J. Summers (aka CATHERINE JE'ANN SUMMERS) by Warranty Deed from Frank C. Bryant and Wife, Mary E. Bryant deed of record as Instrument No. 20040921-0113371, said Register's Office, signed on September 20th, 2004, and entered September 21st, 2004.

The property is commonly known as 2439 Buena Vista Pike, Nashville, Tennessee, 37218.

The above legal description is the same as that contained in the previous deed of record. Said property is conveyed subject to such limitations, restrictions, plats, easements, and other matters of record. and encumbrances as may affect the premises.

I, the above listed grantor, convey my interest in the real property to the LEO RONALD SUMMERS SR. AND CATHERINE JE'ANN SUMMERS LIVING TRUST Dated October 31st, 2023.

LEO RONALD SUMMERS SR.

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 31st day of October 2023.

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC

My commission expires:

JAN 2 9 2025

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I, the above listed grantor, convey my interest in the real property to the LEO RONALD SUMMERS SR. AND CATHERINE JE'ANN SUMMERS LIVING TRUST Dated October 31st, 2023.

CATHERINE JE'ANN SUMMERS

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 31st day of October 2023.

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC

My commission expires:

JAN 2 9 2025

AFFIDAVIT

I do hereby certify that the actual, true and correct consideration or value for this transfer is $0.00 for the property conveyed. I, the above-listed grantor, conveys my interest in the real property to the LEO RONALD SUMMERS SR. AND CATHERINE JE'ANN SUMMERS LIVING TRUST Dated October 31st, 2023.

LEO RONALD SUMMERS SR.

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 31st day of October 2023.

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC

My commission expires:
JAN 2 9 2025

***

I do hereby certify that the actual, true and correct consideration or value for this transfer is $0.00 for the property conveyed. I, the above-listed grantor, convey my interest in the real property to the LEO RONALD SUMMERS SR. AND CATHERINE JE'ANN SUMMERS LIVING TRUST Dated October 31st, 2023.

CATHERINE JE'ANN SUMMERS

State of Tennessee
County of Davidson

SWORN to and subscribed before me this the 31st day of October 2023.

NATHAN ZALE DOWLEN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

NOTARY PUBLIC

My commission expires:
JAN 2 9 2025

This instrument was prepared upon information furnished by the transferor, including any possible typographical errors. No independent title search has been made. This does not warrant title.