Karen Johnson Davidson County
Batch# 1085576 DEEDQC
12/27/2023 09:22:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20231227-0099145

This instrument prepared by:
Betsy Oleksa
416 Rolling Mill Road
Old Hickory, TN 37138

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	**MAIL TAX STATEMENT TO:**	**MAP PARCEL NUMBERS:**
Betsy A. Oleksa, Trustee, et al 416 Rolling Mill Road Old Hickory, TN 37138	Betsy A. Oleksa, Trustee, et al 416 Rolling Mill Road Old Hickory, TN 37138	064 02 0 082.00

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Betsy Oleksa and Brian Oleksa, wife and husband** by these presents do hereby quitclaim and convey unto the said **Betsy A. Oleksa and Brian A. Oleksa, Trustees of The Oleksa Family Trust dated October 14, 2023**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

BEING LOT NO. 222 ON THE PLAN OF BRANDYWINE FARMS, SECTION 12, OF RECORD IN BOOK 4660, PAGE 51, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

ALL MATTERS AS SET FORTH PER PLAT AT BOOK 4660, PAGE 51, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. RESTRICTIVE COVENANTS OF RECORD IN BOOK 4278, PAGE 568, AS AMENDED OF RECORD IN BOOK 9027, PAGE 222, SAID REGISTER'S OFFICE. RESTRICTIONS OF RECORD IN BOOK 3816, PAGE 544 AND AMENDED IN BOOK 3822, PAGE 851; BOOK 3843, PAGE 951; BOOK 3886, PAGE 720; BOOK 6371, PAGE 372; BOOK 6691, PAGE 977; BOOK 9027, PAGE 222 AND BOOK 4728, PAGE 568, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. EASEMENT FOR WATER MAINS OF RECORD IN BOOK 3963, PAGE 235, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to Betsy Oleksa and Brian Oleksa, wife and husband by Warranty Deed from Sheryl J. Wright, an unmarried woman of record in Document No. 20191209-0126625, said Register's Office.

The express purpose of this conveyance is to transfer to a revocable trust.

This is unimproved ( ) property known as 416 Rolling Mill Road, Old Hickory, Tennessee 37138
Improved (X)

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 24th day of November, 2023, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Betsy Oleksa

Brian Oleksa

ACKNOWLEDGMENT

STATE OF TN)

COUNTY OF Davidson) ss

Personally appeared before me, Reginald Stinson, a Notary Public in and for said County and State, **Betsy Oleksa and Brian Oleksa** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Hermitage this 24th day of November, A.D., 2023.

NOTARY STAMP/SEAL

REGINALD STINSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

NOTARY PUBLIC

Notary Commission Expires: 10-4-27

AFFIDAVIT OF VALUE

STATE OF TN)
COUNTY OF Davidson)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration or value whichever is greater, for this transfer is $0.00 recordation tax code 67-4-409(a)(4).

Subscribed and sworn to before me this the 24th day of November, 2023.

(Affix Seal)

Affiant

Notary Public

My Commission Expires: 10-4-27

REGINALD STINSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

Tennessee Certification of Electronic Document

I, Jennifer E. TenHopen, 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 11-24-2023 (date of document).

Jennifer E. TenHopen
Affiant Signature

12-12-2023
Date

State of Nevada

County of Clark

Sworn to and subscribed before me this 12th day of December, 2023.

Valerie Ann Ward
Notary's Signature

MY COMMISSION EXPIRES: 08-28-2027

NOTARY'S SEAL

VALERIE ANN WARD
Notary Public - State of Nevada
Appointment No. 07-4707-1
My Appointment Expires 08-28-2027