Karen Johnson Davidson County
Batch# 1086211 DEEDQC
12/28/2023 10:25:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20231228-0099693

THIS INSTRUMENT PREPARED BY: **Alice M. Bohannon, 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--. Affiant Subscribed and sworn to before me, this 21st day of December, 2023. Notary Public My Commission Expires

ALICE M. BOHANNON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Timothy T. Foriest, Trustee 9238 Sawyer Brown Road Nashville, TN 37221	SAME	Map 142-13-0 C Parcel 177.00 CO

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, **Timothy T. Foriest**, hereinafter called the

Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and quitclaims all of the Grantor's 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 **Timothy T. Foriest, Trustee of the Timothy T. Foriest Living Trust, established by the Revocable Trust Agreement of Timothy T. Foriest dated December 21, 2023**, as amended and restated from time to time, and to his successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's 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 my hand this 21st day of December, 2023.

Timothy T. Foriest

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy T. Foriest, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 21st day of December, 2023.

ALICE M. BOHANNON
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 07-06-2026

My Commission Expires:

Notary Public

EXHIBIT A

Legal Description

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

BEING Unit No. 9238, together with the carport designated No. 9238-C, in River Plantation, Section XI, Phase V, a Condominium, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, as shown in on the Plat of River Plantation, Section XI, Phase V of record as Instrument No. 20000918-0092190, Register's Office for Davidson County, Tennessee; and as established by a Master Deed of River Plantation, Section Eleven, Phase One, of record in Book 10628, Page 661 and annexation of Section Eleven, Phase 5, of record as Instrument No. 20010131-0009315 in the Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed.

Being the same property conveyed to Tim T. Foriest from Joe F. Roop, Trustee of the Joe F. Roop and/or Sara J. Roop Revocable Living Trust by deed dated March 6, 2008, of record in Instrument No. 20080307-0023395 in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever. GRANTOR COVENANTS with the said GRANTEE that he, as Trustee, is lawfully seized and possessed of said land in fee simple, and has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee herein.
2. Matters, if any, shown on the Plan of River Plantation, Section Eleven, Phase 5, Condominium Apartments, of record as Instrument No. 20000918-0092190 and all matters of the boundary plat of record as Instrument No. 20000918- 0092191, in the Register's Office for Davidson County, Tennessee.
3. The Master Deed of Record in Book 10628, Page 661, as annexed as Instrument No. 20010131-0009315, in the Register's Office for Davidson County, Tennessee.
4. Covenants, conditions, restrictions, reservations and/or easements, if any, contained in former instruments of record pertaining to the subject property.

This is improved property known as 9238 Sawyer Brown Road, Nashville, Tennessee 37221.

CERTIFICATE OF AUTHENTICITY

I, Alice M. Bohannon, 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 12/21/23.

12/21/23
Date

Alice M. Bohannon
Alice M. Bohannon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 21st day of December, 2023.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

