QUITCLAIM DEED

This instrument was prepared without the benefit of a Title Examination and on information provided by the parties. No representation regarding the state of this Title is made by the preparer.

STATE OF TENNESSEE

COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $10.00

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS 4 DAY OF January, 20 24.

TERESA R LUNSFORD STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

(Affix Seal)

Notary Public

My Commission Expires: 06-21-2025

Karen Johnson Davidson County
Batch # 1090836 DEEDQC
01/11/2024 12:45:12 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20240111-0002486

THIS INSTRUMENT WAS PREPARED BY:
George Gilliam, Attorney at Law, The Gilliam Law Firm,
800 S. Gay Street, Suite 700, Knoxville, TN 37929

Address of New Owners:	Send Tax Bills To:	Tax ID#:
THE JEFFERY WAYNE JOHNSON REVOCABLE LIVING TRUST	SAME	15-3-413
7553 Nolensville Road		
Nolensville, TN 37135		

For and in consideration of the sum of $10.00, consisting of cash in hand paid by the hereinafter named Grantee and other good and valuable consideration, the receipt of which is hereby acknowledged, **JEFFERY W. JOHNSON,** hereinafter called the Grantor, has bargained and sold, and do hereby Quitclaim and convey unto **JEFFERY WAYNE JOHNSON, Trustee of THE JEFFERY WAYNE JOHNSON REVOCABLE LIVING TRUST,** a Trust created on 4 day of January, 2024, hereinafter called the Grantee, **his/her/their** heirs and assigns, all of my/our right, title and interest in and to the following described Real Property in Davidson County, State of Tennessee, described as follows, to wit:

See Attached "EXHIBIT A"

The revocable trust described above provides that Grantor has right to use and occupy real or personal property owned by such trust as Grantor's principal residence rent free, without charge, and at no cost (other than the payment of taxes and other costs and expenses specified in the revocable trust or ordered by a court) for life or until such trust is revoked or terminated, whichever occurs first. Grantor intends to qualify the Subject Property as Grantor's residential homestead for the homestead exemption codified in TCA 26-2-301.

EXHIBIT A
PROPERTY DESCRIPTION

BEING Lot No. 105B on the Plan of Zone Lot Division of Lots 105, Chelsea of Priest Lake, Section Two-A, and Lot 104, Chelsea of Priest Lake, Section Two-B, of record in Plat Book 6250, Page 977, amending Plat Book 6250, Page 423, said Register's Office.

Said Lot 105B fronts 46.07 feet on the southerly margin of Chelsea Way and extends back 112.49 feet on the westerly line and 96.90 feet on the easterly line to a dead line in the rear, measuring 69.42 feet thereon

This being the same property conveyed to Jeffery W. Johnson from Donald L. Brooks and wife, Wanda J. Brooks, f/k/a Wanda Chaudier via Warranty Deed of record as Instrument Number: 20041201-0142856 in the Register's Office for Davidson County, Tennessee.

This is ( ) unimproved property:

(X) improved property known as: 3008 Chelsea Way, Antioch, TN 37013

Witness my hand this 4 day of Jan, 2024

JEFFERY W. JOHNSON

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned, A Notary Public in and for said County and State, the within named **JEFFERY W. JOHNSON** the bargainer(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 with instrument for the purposes therein contained. Witness my hand and official seal at Williamson County, Tennessee, this 4 day of January, 2024.

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 06/21/2025