QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1093910 DEEDQC
01/25/2024 09:22:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20240125-0004984

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

Subscribed and sworn to me on 12/ 18 /23.

NOTARY PUBLIC
My Commission Expires: 9-8-2025

BRENDA LEWIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:

John Cobb Rochford
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road
Nashville, TN 37215

NAME/ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP – PARCEL #
Ronald E. Smith Irrevocable Trust 2700 Hemingway Drive Nashville, TN 37215	NEW OWNER	130 15 0 050.00

KNOW ALL MEN BY THESE PRESENTS that Ronald Earl Smith, Murray W. Smith, Robert Joseph Jackson, Susan Lindley Murray, and Michael Joseph Jackson, for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, and do hereby convey, remise, release and forever quitclaim unto Murray W. Smith, Trustee of the Ronald E. Smith Irrevocable Trust, his successors and assigns, their entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 4 of Block I on the Plan of Tyne Meade, Section III, as of record in Plat Book 1424, pages 12, 13 and 14, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 200 feet on the Northeasterly side of Hemingway Drive and runs back between parallel lines 220 feet to a deadline.

Being a portion of the same property conveyed to Murray W. Smith, Trustee of the Ronald E. Smith Irrevocable Trust, by Quitclaim Deed from Ronald E. Smith (being one and the same as Ronald Earl Smith), of record in Instrument No. 20210709-0092915, in the Register's Office of Davidson County, Tennessee, dated July 09, 2021 and recorded on July 09, 2021.

Being the same property conveyed to J. W. Smith, Agnes M. Smith and Ronald Earl Smith and to the survivor of them, it being the expressed intention of the Trustee to create a survivorship, by Quitclaim Deed from Lindley Murray, Jr, Trustee., and as Reconveyed to Lindley Murray Jr., Trustee from J.W. Smith et ux Agnes M. Smith, of record in Instrument No. 20150515-0045101, in the Register's Office of Davidson County, Tennessee, dated January 20, 1993 and recorded on May 15, 2015

Being the same property conveyed to J.W. Smith and wife, Agnes M. Smith, by Deed from Joseph H. Holliday Jr., as Executor under the Will of Joseph H. Holliday, Deceased, of record in Book 5073, Page 172, in the Register's Office of Davidson County, Tennessee, dated September 24, 1976 and recorded on September 29, 1976.

The said J. W. Smith died 12/01/2003 and the said Agnes M. Smith died 12/18/2010. Ronald Earl Smith, Murray W. Smith, Robert Joseph Jackson, Susan Lindley Murray, and Michael Joseph Jackson are the sole heirs at law of Agnes M. Smith.

This is improved property is known as 2700 Hemingway Drive, Nashville, TN 37215.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands on 12/ 18 /23.

Ronald Earl Smith
By: Murray W. Smith, attorney-in-fact

Murray W. Smith

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Murray W. Smith, with whom I am personally acquainted (or who has proved to me on the basis of satisfactory evidence to be the person herein described), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the "attorney-in-fact" for Ronald Earl Smith and is authorized by Ronald Earl Smith to execute this instrument on behalf of Ronald Earl Smith.

Witness my hand and official seal on 12/ 14 /23.

My Commission Expires: 9-8-2025

NOTARY PUBLIC

BRENDA LEWIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TN
COUNTY OF Davidson

On 12/ 14 /23, before me personally appeared Murray W. Smith, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on 12/ 14 /23.

My Commission Expires: 9-8-2025

NOTARY PUBLIC

BRENDA LEWIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Robert Joseph Jackson

Robert Joseph Jackson

STATE OF Tennessee
COUNTY OF Marshall

On 12/18/23, before me personally appeared Robert Joseph Jackson, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on 12/18/23.

My Commission Expires: 04/29/2025

Johnnie Ann West
NOTARY PUBLIC

JOHNNIE ANN WEST
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MARSHALL

Susan Lindley Murray

Susan Lindley Murray
FLDL: M600-792-63-609-0

STATE OF Florida
COUNTY OF Hillsborough

On 12/15th/23, before me personally appeared Susan Lindley Murray, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on 12/15th/23.

My Commission Expires: 10-16-26

NOTARY PUBLIC

KENIA CESTONY
MY COMMISSION # HH 322262
EXPIRES: October 16, 2026

Michael Joseph Jackson

STATE OF Georgia
COUNTY OF Chatham

On 12/ 12 /23, before me personally appeared Michael Joseph Jackson, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on 12/ 18 /23.

My Commission Expires: 8/26/24

Veronica M DeBorde
NOTARY PUBLIC

VERONICA M DEBORDE
Notary Public - State of Georgia
Chatham County
My Commission Expires Aug 26, 2024

Certificate of Authenticity

I, John Cobb Rochford, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law on December 18, 2023.

Signature 12/18/2023

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Lewis, a notary public for this county and state, John Cobb Rochford, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Sworn to and subscribed before me this 18th day of December, 2023.

Notary's Signature

My Commission Expires: 9-8-2025

BRENDA LEWIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY