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 Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $10.00. Carl E. Myers Affiant SWORN AND SUBSCRIBED TO BEFORE ME, THIS 23rd DAY OF Jan., 20 23. (Affix Seal) Notary Public My Commission Expires: 04/21/2025

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

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

Address of New Owners:	Send Tax Bills To:	Tax ID#:
The Carl E. Myers and Patricia J. Myers Revocable Living Trust	SAME	62-80
1540 Neely's Bend Road		
Madison, TN 37115		

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, CARL E. MYERS and PATRICIA J. MYERS, husband and wife, hereinafter called the Grantors, have bargained and sold, and do hereby Quitclaim and convey unto CARL E. MYERS and PATRICIA J. MYERS, Co-Trustees of THE CARL E. MYERS AND PATRICIA J. MYERS REVOCABLE LIVING TRUST, a Trust created on 23 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.

This is ( ) unimproved property:
(X) improved property known as: 1540 Neelv's Bend Road, Madison, TN 37115

Karen Johnson Davidson County
Batch # 1095220 DEEDQC
01/29/2024 10:30:12 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20240129-0005843

EXHIBIT A
PROPERTY DESCRIPTION

A TRACT of land in the 11th Civil District of Davidson County, Tennessee, being part of Lot No. 7 of the Huffines Land, of record, being shown as Tract No. 4 on a survey made by Southern Land surveying Co., Inc., on January 26, 1967, as revised November 22, 1967, and January 22, 1968, and described as follows:

BEGINNING at the northeast corner of Tracts Nos. 1 and 4 as shown on said survey, being the northeast corner of the property conveyed to Jerry A. Rittenberry and wife by deed from Clara Ethel Huffines, of record in Book 4103, Page 850, Register's Office for said County; thence with the line between said two lots and Rittenberry's easterly line, south 9 deg. 27' 40 east 403.71 feet to the center of a 20-foot private drive, as shown on said survey; thence with said drive, north 80 deg. 32' 20" east 522 feet to the corner of tracts Nos. 3 and 4; thence with the line between said two tracts, north 9 deg 27' 40n west 429.54 feet; thence south 77 deg. 41' 40• west 522.65 feet to the beginning, containing 5 acres, more or less. Together with a 20-foot easement for private drive extending from the easterly line of Tracts Nos. 1 and 2 to the center of Neely's Bend Road, as shown on said survey as revised.

This is the same property conveyed to Carl E. Myers and wife, Patricia J. Myers from Harold D. Maddux and wife, Susan M. Maddux via Warranty Deed of record in Book 11710, Page 960 in the Registers Office for Davidson County, Tennessee.

Less the below listed sell off which can be described as follows:

Beginning at an iron rod at the Northwest corner of Lot No. 1 on the Plan of Myers & Odom Subdivision as of record in Instrument 200001280009259, Page 1 of 1, as corrected in Instrument No. 200006020055249, Page 1 of 1, and further corrected in Instrument No. 200006150059783, Page 1 of 1, Register's Office for Davidson County, Tennessee, said point also falling on the southerly margin of Hidden Acres Drive, thence, along said margin, North 76 degrees 15 minutes 07 seconds East, 50.30 feet, to a point, said point being the original northwest corner of Lot No. 1 on the Plan of Rittenberry Acres, as of record in Plat Book 8250, Page 979, thence; leaving said margin, South 10 degrees 54 minutes 24 seconds East, 432.13 feet, to an iron rod, said point being a point on the original west line of Lot No. 1 of the aforementioned Rittenberry Acres, thence; South 79 degrees 11 minutes 58 seconds West, 50.30 feet, to an iron rod, said point being the common corner of Lots 1 and 2 on the aforementioned Plan of Myers & Odom, thence; North 10 degrees 54 minutes 24 seconds West 432.13 feet to the point of beginning, containing 21,736.139 Square feet and/or 0.499 acres, more or less.

This being the same conveyance/sell off from Carl E. Myers and wife, Patricia J. Myers to Richard A. Odom via Deed of Record as Instrument Number: 200007050066654 in the Register's Office for Davidson County, Tennessee.

Witness my hand this 23 day of January, 2024.

Carl E. Myers
CARL E. MYERS

Patricia J. Myers
PATRICIA J. MYERS

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 **CARL E. MYERS** and **PATRICIA J. MYERS,** 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 Davidson County, Tennessee, this 23 day of January, 2024.

Teresa T. Lunsford
Notary Public

My Commission Expires: 06/21/2025

