Karen Johnson Davidson County
Batch# 1103266 DEEDQC
02/21/2024 11:40:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20240221-0011874

THIS INSTRUMENT PREPARED BY:
Jeffrey Mobley, atty.
Mobley & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4447

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--.

Affiant

Subscribed and sworn to before me, this 13th day of February, 2024.

Notary Public

My Commission Expires: 7/6/26

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Wesley Burrell Lankford, Trustee 5700 Clovermeade Drive Brentwood, Tennessee 37027	SAME	171 04 0 030.00

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, **Wesley Burrell Lankford**, 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 **Wesley Burrell Lankford, Trustee of the Wesley Burrell Lankford Living Trust, established by the Revocable Trust Agreement of Wesley Burrell Lankford dated February 13, 2024**, 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 13th day of February, 2024.

Wesley Burrell Lankford

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 Wesley Burrell Lankford, 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 13th day of February, 2024.

My Commission Expires:

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026

Notary Public

EXHIBIT A

Legal Description

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

Being Lot No. 114 on the Plan of Cloverland Acres Section Eleven of record in Book 5200, page 93 Register's Office for said County.

Said Lot No. 114 fronts 138.92 feet on the easterly margin of Clovermeade Drive and extends back 359.53 feet on the northerly line and 361.56 feet on the southerly line to a dead line in the rear, measuring 103.36 feet thereon.

Being the same property conveyed to Wesley Burrell Lankford by deed from Julia D. Lankford of record as Instrument No. 20230502-0032563, Register's Office for Davidson County, Tennessee.

Wesley Burrell Lankford and Wesley B. Lankford are one and the same person.

This is improved property known as 5700 Clovermeade Drive, Brentwood, Tennessee 37027.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 2/13/24.

2/20/24
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 20th day of February, 2024.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

