Karen Johnson Davidson County
Batch # 1103362 DEEDQC
02/21/2024 03:25:00 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20240221-0011999

THIS INSTRUMENT PREPARED BY:
W. Warner McNeilly, III
Watkins & McNeilly, PLLC
214 Second Ave. North, Suite 300
Nashville, TN 37201-1638
(615) 255-2191

QUITCLAIM DEED

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID #s
GEORGE J. MURPHY and PATRICIA K. MURPHY, Co-Trustees 388 Willow Bough Lane Old Hickory, TN 37138	SAME	05415000600 052120A00500 052120A00700 052040C02600 05203010300 05203010900

This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(1)(C)(vi). No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(1)(E).

FOR AND IN CONSIDERATION of One Dollar ($1.00), we, GEORGE J. MURPHY and PATRICIA K. MURPHY, ("GRANTORS"), do hereby quitclaim and by these presents do transfer and convey unto GEORGE J. MURPHY and PATRICIA K. MURPHY, CO-TRUSTEES OF THE MURPHY TENNESSEE COMMUNITY PROPERTY TRUST dated February 12, 2024, their successors and assigns ("GRANTEES"), all of GRANTORS' right, title and interest in and to certain tracts or parcels of land located in Davidson County, Tennessee described on Exhibit A attached hereto and incorporated herein by reference.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 12th day of February, 2024.

GEORGE J. MURPHY

PATRICIA K. MURPHY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me personally appeared GEORGE J. MURPHY and PATRICIA K. MURPHY the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, this 12th day of February, 2024.

NOTARY PUBLIC

My Commission Expires:

7/7/25

W. WARNER MCNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 7, 2025

EXHIBIT A

1. 05415000600 388 Willow Bough Lane

Land in the 4th Civil District of Davidson County, Tennessee, being Lot. No. 289 on the Plan of Brandywine Farms, Section 17, as of record in Book 4860, Page 70, Register's Office for said County.

Said Lot No. 289 fronts 138.0 feet on the westerly side of Willow Bough Lane, and extends back 327.9 feet on the southerly line and 317.3 feet on the northerly line, to a line in the rear on which it measures 138.4 feet.

Being the same property conveyed to George J. Murphy and Patricia K. Murphy by deed of record in Book 5145, Page 922, Register's Office, Davidson County, Tennessee.

Said improved property is known as 388 Willough Bough Lane, Old Hickory, TN 37138.

2. 052120A00500 2021 Candlewood Dr., Madison, TN 37115

Land in Davidson County, Tennessee, being Lot No. 5 on the Final Plat of Candlewood, as of record in Instrument No. 20030122-0009060, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description of said Lot.

Being the same property conveyed to George J. Murphy and wife Patricia K. Murphy by deed of record in instrument number 20030519-0068018, Register's Office, Davidson County, Tennessee.

Said improved property is known as 2021 Candlewood Dr., Madison, TN 37115.

3. 052120A00700 2101 Candlebrook Ct., Madison, TN 37115

Land in Davidson County, Tennessee, being Lot. No. 7 on the Final Plat of Candlewood, as of record by Instrument No. 20030122-0009060, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description of said Lot.

Being the same property conveyed to George J. Murphy and wife Patricia K. Murphy by deed of record in instrument number 20030620-0085546, Register's Office, Davidson County, Tennessee.

Said improved property is known as 2101 Candlebrook Ct., Madison, TN 37115.

4. 052040C02600 712 Gilead Ct., Madison, TN 37115

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of Ravenwood, of record in Instrument No. 20001211012154. Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to George J. Murphy and wife Patricia K. Murphy by deed of record in instrument number 20030204-0015201, Register's Office, Davidson County, Tennessee.

Said improved property is known as 712 Gilead Ct., Madison, TN 37115.

5. 05203010300 604 Center St., Madison, TN 37115

Land in Davidson County, Tennessee, being Lot No. 15, Block B, on the Map of Homeacres, not of record and described according to a plan made by Blanchard and Parrish, Engineers as follows:

BEGINNING at a point in the west margin of Center Street at the corner of Lot Nos. 14 and 15 of said block; thence west along the line between said lots, 225 feet to the corner of Lots 13 and 15; hence south with the line between said Lots, 100 feet to the common corner of Lots Nos. 12, 13, 15 and 16; thence east along the line between Lots 15 and 16, 225 feet to the west margin of Center Street; thence north along the west margin of said street 100 feet to the point of beginning.

Being the same property conveyed to George J. Murphy and wife Patricia K. Murphy by deed of record in Book 8799, page 822, Register's Office, Davidson County, Tennessee.

Said improved property is known as 604 Center St., Madison, TN 37115.

6. 05203010900 607 Center St., Madison, TN 37115

Land in Davidson County, Tennessee, being Lot No. 18 of Block A, on the unrecorded Plan of Home Acres Subdivision, described as follows:

Beginning at a point in the East margin of Center Street, at the corner of Lots 18 and 19; thence with the line between said lots easterly 334.7 feet to a point; thence southerly 100 feet to a corner of Lot No. 17; thence with the line between Lots Nos. 17 and 18, westerly 334.7 feet to the east margin of Center Street; thence with the margin of the same, northerly 100 feet to the beginning.

Being the same property conveyed to George J. Murphy and wife Patricia K. Murphy by deed of record in Book 8799, page 814, Register's Office, Davidson County, Tennessee.

Said improved property is known as 607 Center St., Madison, TN 37115.