Karen Johnson Davidson County
Batch# 1104347 DEEDWARR
02/26/2024 08:23:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20240226-0012696

This Instrument Prepared by:
Oath Law
1214 East 33rd Street
Tulsa, OK 74105

Taxes To:
Brenda Jean Thompson King
512 Cherry Grove Lane
Whites Creek, TN 37189

TENNESSEE WARRANTY DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

KNOW ALL MEN BY THESE PRESENTS, that the grantor, **Brenda Jean Thompson King a/k/a Brenda T. King,** an unmarried person whose address is: 512 Cherry Grove Lane, Whites Creek, Tennessee 37189 for and in consideration of the sum of Ten and No/100 Dollars ($10.00) to me in hand paid and the receipt of which is hereby acknowledged, has granted, sold, and conveyed, and by these presents do grant, sell, and convey to the grantee, **Brenda Jean Thompson King, Trustee of the Brenda Jean Thompson King Oath Trust, dated February 15, 2024, and any amendments thereto** (referred to herein as "Grantee" whether one or more), whose address is: 512 Cherry Grove Lane, Whites Creek, Tennessee 37189, the following tract of land located in Davidson County, State of Tennessee, to-wit:

Legal description attached hereto and made a part hereof as Exhibit "A"

This conveyance is made by a transferor of real estate to a revocable living trust created by the same transferor or by a spouse of the transferor. This transfer constitutes a nontaxable exchange pursuant to T.C.A. §67-4-409(3)(F).

THIS CONVEYANCE is made subject to:
any and all restrictions, covenants, conditions and easements, if any, relating to the herein above described property, but only to the extent they are still in effect, shown of record in the herein above mentioned County and State, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any, but only to the extent that they are still in effect, relating to the herein above described property.

And the grantor will WARRANT the title against all persons whomsoever.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on February 15, 2024.

Brenda Jean Thompson King a/k/a Brenda T. King, GRANTOR

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

202402260012696

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Brenda Jean Thompson King a/k/a Brenda T. King, an unmarried person, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged them to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WITNESS my hand and Official Seal at office this February 15, 2024.

Notary
My commission expires:

My Commission Expires
January 11, 2026

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I hereby swear or affirm that the actual consideration for this transfer is NONE.

Brenda Jean Thompson King a/k/a Brenda T. King, AFFIANT

Sworn to and subscribed before me this February 15, 2024.

Notary
My commission expires:

My Commission Expires
January 11, 2026

WILLIAM JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

TRACT 1:

Land in Davidson County, Tennessee, being Lot No. 37, on the Plan of Cherry Grove, Phase 1A, of record in Instrument No. 20050815-0096231, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Derivation Clause: Said property being one and the same property conveyed to Grantor herein by way of deed of record at Instrument No. 20121102-0101190 in the Register's Office of Davidson, Tennessee.

(FOR RECORDING DATA ONLY)

Parcel Information: 049-01-0-B-010.00CO

Property Address:
512 Cherry Grove Lane
Whites Creek, Tennessee 37189

Name and Address of the Property Owner:
Brenda Jean Thompson King
512 Cherry Grove Lane, Whites Creek, Tennessee 37189

Name and Address of the Persons or Entity Responsible for Taxes:
Brenda Jean Thompson King
512 Cherry Grove Lane, Whites Creek, Tennessee 37189

TRACT 2:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of V.H. Dixon Subdivision as a record in Book 2083, page 33, Register's Office for said County.

Said Lot No. 5 fronts 56 feet on the westerly side of 39th Avenue north and runs back on the southerly line 124.5 fee and on the northerly line 124.6 feet to an alley in the rear on which it measures 56 feet.

Derivation Clause: Said property being one and the same property conveyed to Grantor herein by way of deed of record at Instrument No. 20110727-0057540 in the Register's Office of Davidson, Tennessee.

(FOR RECORDING DATA ONLY)

Parcel Information: 091 080 141.00

Property Address:
1003 39th Avenue N
Nashville, Tennessee 37209

Name and Address of the Property Owner:
Brenda Jean Thompson King
512 Cherry Grove Lane, Whites Creek, Tennessee 37189

Name and Address of the Persons or Entity Responsible for Taxes:
Brenda Jean Thompson King

512 Cherry Grove Lane, Whites Creek, Tennessee 37189

TRACT 3:

Being Lot No. 15 River Glen Phase III, Section Once, a PUD of record as Instrument number 2011207-0135041, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description

Derivation Clause: Said property being one and the same property conveyed to Grantor herein by way of deed of record at Instrument No. 20210119-0007456 in the Register's Office of Davidson, Tennessee.

(FOR RECORDING DATA ONLY)

Parcel Information: 052-13-0B-206.00

Property Address:
3337 Penn Meade Way
Nashville, Tennessee 37214

Name and Address of the Property Owner:
Brenda Jean Thompson King
512 Cherry Grove Lane, Whites Creek, Tennessee 37189

Name and Address of the Persons or Entity Responsible for Taxes:
Brenda Jean Thompson King
512 Cherry Grove Lane, Whites Creek, Tennessee 37189

Tennessee Certification of Electronic Document

I Burgess Edson, 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 2/15/2024 (date of document).

X _____
Affiant Signature

2/15/2024
Date

State of Tennessee

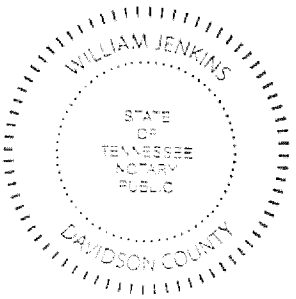
County of Davidson

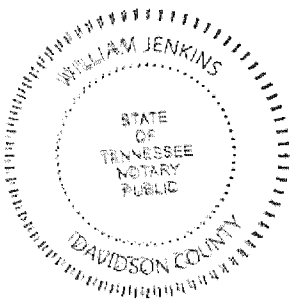
Sworn to and subscribed before me this 15 day of February, 2024

_____
Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL





My Commission Expires
January 11, 2026