Karen Johnson Davidson County
Batch# 1106246 DEEDQC
02/29/2024 12:25:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240229-0014002

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
7708 Scenic River Lane Community Property Trust 7708 Scenic River Lane Nashville, TN 37221	Same	141 000 107.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, ALLISON M. THOMAS and wife, PATRICIA P. THOMAS (the "Grantor"), hereby quitclaims and conveys to the 7708 SCENIC RIVER LANE COMMUNITY PROPERTY TRUST, its successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of their interest in that certain real property in Davidson County, Tennessee more particularly on Exhibit A attached hereto.

This is property known as 7708 Scenic River Lane, Nashville, Tennessee 37221.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 29th day of February, 2024.

ALLISON M. THOMAS

PATRICIA P. THOMAS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, ALLISON M. THOMAS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument, as such Trustee, for the purposes therein contained.

WITNESS my hand, at office, as of this 29 day of February, 2024.

MICHELE KRISTIANNE TOUCHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires March 3, 2026

Notary Public
My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, PATRICIA P. THOMAS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, as of this 29 day of February, 2024.

MICHELE KRISTIANNE TOUCHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires March 3, 2026

Notary Public
My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me, this 29 day of February, 2024.

MICHELE KRISTIANNE TOUCHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires March 3, 2026

Notary Public
My Commission Expires:_____

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot 8, Scenic River Farms as shown on the survey of Jesse Walker, Licensed Surveyor, dated June 30, 1993, and recorded in Book 9244, page 778, said Register's Office.

BEING part of the same property conveyed by The Estate of Ida Mae Peach Hughes, to Allison McDermott Thomas and Wife, Patricia Porter Thomas by deed of record in Book 9629, page 505, Register's Office for Davidson County, Tennessee.

36086800.3

Tennessee Certification of Electronic Document

I, Adam Harrer, 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 Feb 29, 2024 (date of document).

Affiant Signature

02/29/2024

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 29 day of February, 2024.

Emerald L. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

