QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER, IS **$0.00.**

Affiant

Subscribed and sworn to before me this 5th day of March, 2024.

Notary Public
My Commission expires: March 25, 2024
(affix seal)

KRISTAL HALL BOONE TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Karen Johnson Davidson County
Batch # 1114934 DEEDQC
03/25/2024 02:33:45 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20240325-0020621

THIS INSTRUMENT PREPARED BY: Boone Law, PLLC, 750 Old Hickory Blvd. Bldg. 2, STE 150, Brentwood, TN 37027		
NEW OWNERS:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO.:**
Harold M. Garner Sr. and Jewell E. Garner, Trustees of the Garner Family Trust Dated March 5, 2024	Harold M. Garner Sr. and Jewell E. Garner, Trustees of the Garner Family Trust Dated March 5, 2024	40-157
4661 Whites Creek Pike	4661 Whites Creek Pike	
Whites Creek, TN 37189	Whites Creek, TN 37189	

KNOW ALL MEN BY THESE PRESENTS that **Harold M. Garner and Wife, Jewell E. Garner**, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto **Harold M. Garner Sr. and Jewell E. Garner, Trustees of the Garner Family Trust Dated March 5, 2024,** their heirs and assigns, their entire right, title and interest in and to a certain tract of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows:

Land in the 2nd Civil District of Davidson County, Tennessee, being more fully described as follows:

Beginning at an iron pin in the easterly margin of Whites Creek Pike, said pin being 4100 feet, more or less, northerly of the centerline of Old Hickory Boulevard; thence North 82° 34' 33" East 250.51 feet to an iron pin at McCool's southeast corner; thence North 81° 52' 35" East 159.47 feet to an iron pin at the northwest corner of a tank site; thence South 8° 22' 11" East 197.35 feet to an iron pin at the southwest corner of said tank site; thence South 8° 22' 05" East 34.00 feet to an iron pin, said iron pin being the southeast corner of herein described tract; thence South 84° 35' 40" West 372.95 feet to an iron pin in the easterly margin of Whites Creek Pike; thence with said margin North 18° 10' 48" West 220.10 feet to the point of beginning, containing 2.00 acres, more of less.

Being the same property conveyed to Harold M. Garner and Wife, Jewell E. Garner, by Warranty Deed from Joe L. Wall and Mike Suggs recorded on December 5, 1985 of record in Book 6727 Page 194, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This quitclaim deed was prepared solely upon information provided by the party and no title examination or research was requested of or conducted by the preparer thereof.

This is improved property known as: **4661 Whites Creek Pike, Whites Creek, TN 37189.**

WITNESS my hand this 5th day of March, 2024.

Harold M. Garner

Jewell E. Garner

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 bargainer, **Harold M. Garner and Jewell E. Garner**, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and Notarial Seal this 5th day of March, 2024.

KRISTAL HALL BOONE
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My Commission expires: March 25, 2024