THIS INSTRUMENT PREPARED BY: ***Brittney Mulvaney, Attorney at Law*** ***BPR # 34427*** *Mulvaney Law* *256 Seaboard Lane, Suite G-103* *Franklin, TN 37067* *(615) 489-8302* This instrument was prepared upon information furnished by the parties, and no independent title search has been made.	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* *Sworn to and subscribed before me this 18th day of March, 2024* *Notary Public* *My commission expires: 6/9/24* BRITTNEY R. MULVANEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 06-09-2024

QUITCLAIM DEED

Name and Address of New Owner:
The Ken and Lisa Smith Family Trust
Kenneth Alan Smith and Lisa Renée Smith, Trustees
3342 Belotes Ferry Rd.
Lebanon, TN 37087

Karen Johnson
Batch # 1115328
03/27/2024 08:31:35 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20240327-0021139

Send Tax Bills To:
Same

Street Address of Subject Property:
1834 Lincoya Bay Drive
Nashville, TN 37214

Map and Parcel:
109-05-0D-121.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **KENNETH A. SMITH AND WIFE, LISA R. SMITH,** hereinafter called "**GRANTORS,**" hereby convey and quitclaim unto **THE KEN AND LISA SMITH FAMILY TRUST, KENNETH ALAN SMITH AND LISA RENÉE SMITH, TRUSTEES,** as tenants by the entirety in accordance with Tennessee Code Annotated, Section 35-15-510, hereinafter called "**GRANTEE,**" its heirs and assigns, all of their right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Unit No. 1834 in The Cottages at Williams Bend, a Private Element Horizontal Property Regime, located on Lincoya Bay Drive, Nashville, Davidson County, and described in a

Declaration of Covenants, Conditions and Restrictions and By-Laws for The Cottages at Williams Bend, a Hortizontal Property Regime with Private Elements, of record in Instrument No. 20040628-0076712 and Supplementary Declarations of record in Instrument No. 20041028-0129585, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the units, property, co-owners, and tenants of The Cottages at Williams Bend, a Private Element Horizontal Property Regime, contained in the said Declaration, the Plan filed as Exhibit "C" of the Supplementary Declarations appearing in Instrument No. 20050923-0114373, said Register's Office, are incorporated in this Deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Kenneth A. Smith and wife, Lisa R. Smith, from Rodney D. Helton, unmarried, by Deed dated April 5, 2023, Instrument Number 20230406-0025034, in the Register's Office of Davidson County, Tennessee.

The foregoing legal description is the same as contained in the source of title shown above.

This conveyance is subject to any and all restrictions and easements of record.

WITNESS my hand this 18th day of March, 2024.

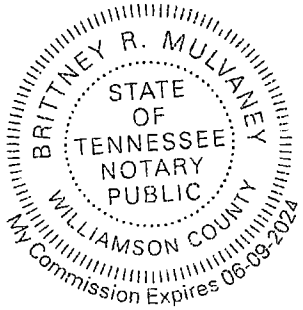
KENNETH A. SMITH

LISA R. SMITH

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **KENNETH A. SMITH AND LISA R. SMITH**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged themselves, the within named bargainors, and that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at Franklin, Tennessee, the day and year first above written.



NOTARY PUBLIC