Karen Johnson
Batch # 1139625
05/28/2024 08:54:25 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20240528-0039125

This Instrument prepared by and upon recordation return to:
THE BLAIR LAW FIRM
Attorneys at Law
1608 Westgate Circle, Suite 100
Brentwood, Tennessee 37027
(615) 953-1122

New Owner: JoEllyn Scott Poster, Trustee
JoEllyn Scott Poster Trust
5300 Crest Hollow Road
Nashville, TN 37211

Send tax notice to: JoEllyn Scott Poster, Trustee
JoEllyn Scott Poster Trust
5300 Crest Hollow Road
Nashville, TN 37211

Map and Parcel No. 172060A05100CO

QUITCLAIM DEED
NO CONSIDERATION/NO TITLE SEARCH

Prepared from information supplied by the parties. The preparer of this instrument makes no representations as to the status of the title of the property described herein.

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration, **JoEllyn Scott Poster**, unmarried, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **JoEllyn Scott Poster, Trustee of the JoEllyn Scott Poster Trust** ("Grantee"), a revocable living trust under agreement dated May 21, 2024, Grantor's entire interest in and to a certain parcel of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, BEING Lot No. 61 on the Plan of Mountain View, Section 2, of record in Plat Book 9700, pages 656 and 657, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

The legal description is taken from prior deed of record. This property is commonly referred to as 5300 Crest Hollow Road, Nashville, TN 37211.

This conveyance is subject to the following: all matters appearing on the Plan of record in Plat Book 9700, page 656 and 657; restrictions of record in Book 10053, page 239 and amended in Book 10496, page 311 and Book 10919, page 327; by-laws of record in Book 10496, page 391; charter of record in Book 10496, page 380; dedication of common areas in Book 10929, page 984; all of record in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed from JoEllyn Scott Poster, Trustee of The Poster Family Revocable Trust to JoEllyn Scott Poster, unmarried, by quitclaim deed, of record in Instrument No. 20240528 0039124, Register's Office, Davidson County, Tennessee.

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on the 21 day of May, 2024.

JoEllyn Scott-Poster
JOELLYN SCOTT POSTER

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named bargainor, **JOELLYN SCOTT POSTER**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 21st day of May, 2024.

NOTARY PUBLIC

My Commission Expires:

JULIE T. MOSS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
June 21, 2025
COUNTY OF WILLIAMSON

EXEMPTION FROM TRANSFER TAX AND OATH OF VALUE

Pursuant to Tenn. Code Ann. § 67-4-409, this transfer is exempt from transfer tax as a deed from a transferor to the transferor's or the transferor's spouse's revocable living trust and no oath of value is required in any transaction that is exempt from tax.