THIS INSTRUMENT PREPARED BY:
Stewart Title – Homeland Division
2822 Bransford Ave
Nashville, TN 37204
(615)599-9959

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

SUBSCRIBED AND SWORN to before me, this the 14th day of June, 2024.

Notary Public
My Commission Expires: 9/8/25

SHAUNA DANIELS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Karen Johnson Davidson County
Batch# 1148095 DEEDQC
06/17/2024 12:34:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240617-0045276

Address New Owner:	Send Tax Bills To:	Map-Parcel No.:
Taneisha Harvey, Trustee of the Taneisha Harvey Revocable Trust and Alphonso Will Harvey, Jr., Trustee of the Alphonso Will Harvey, Jr. Revocable Trust 810 Dominican Dr., Ste. 213 Nashville, TN 37228	New Owner	052010B01200CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of no dollars and no cents, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Taneisha Alexander Harvey and Alphonso Harvey, Jr., married** ("Grantors"), have bargained and sold, and by these presents do hereby Quitclaim and convey unto **Taneisha Harvey, Trustee of the Taneisha Harvey Revocable Trust u/a/d December 13, 2021, as to a 50% interest and Alphonso Will Harvey, Jr., Trustee of the Alphonso Will Harvey, Jr. Revocable Trust u/a/d December 13, 2021, as to a 50% interest** ("Grantees"), their heirs and assigns, all of their right, title and interest in and to that certain real property in **Davidson County**, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon (the "Premises"), as more particularly described as follows:

Described property located in Davidson County, Tennessee, to wit:

Lot Number 12 on the plan of Covington Place, of record in Plat Book 9700, Page 552, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Taneisha Alexander Harvey and Alphonso Harvey, Jr., wife and husband by Quitclaim Deed from Taneisha Alexander Harvey (f/k/a Taneisha Alexander) of

record in Instrument No. 202406170045275, Register's Office for Davidson County, Tennessee, dated June _____ 2024 and filed for record on _____. And further, being the same property conveyed to Taneisha Alexander, unmarried by Special Warranty Deed from Household Financial Center, Inc., organized and existing under the laws of the United States of America of record in Instrument No. 20090702-0061604, Register's Office for Davidson County, Tennessee, dated May 7, 2009 and filed for record on July 2, 2009.

The said Taneisha Alexander Harvey being one and the same person as Taneisha Harvey.
The said Alphonso Harvey, Jr. being one and the same person as Alphonso Will Harvey, Jr.

All information has been supplied by the parties involved. No title search has been performed and preparer takes no liability as to the accuracy of the information contained herein.

This is improved property known as 104 Rothwood Court, Madison, TN 37115.

IN WITNESS WHEREOF, Grantor(s) has executed this instrument as of the 14th day of June 2024.

GRANTOR(S):

Taneisha Alexander Harvey
Taneisha Alexander Harvey

Alphonso Harvey Jr
Alphonso Harvey, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

On this the 14th day of June 2024, before me personally appeared Taneisha Alexander Harvey and Alphonso Harvey, Jr. to me this day, and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 14th day of June 2024.

Shauna Daniels
Notary Public

My Commission Expires: 9/8/25

(SEAL)

SHAUNA DANIELS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

These Trusts ("The Taneisha Harvey Revocable Trust u/a/d December 13, 2021" and "The Alphonso Will Harvey, Jr. Revocable Trust u/a/d December 13, 2021") are revocable trusts established pursuant to the laws of the State of Tennessee. This conveyance is to trusts established and qualified under T.C.A. § 35-15-510 ("Immunity from claims of separate creditors of trust property conveyed to trustee by husband and wife as tenants by the entirety.") The Trustees and Successor Trustees are granted all right, power, and authority pursuant to Section 3, Chapter 110 of the Tennessee General Assembly of 1963, Tenn. Code Ann. §35-50-110 (including any amendments thereto) and further have the full discretionary power to purchase, sell, convey, alter, repair, improve, partition and mortgage or otherwise encumber any real estate, and to make and execute any leases thereon for any period, however long, and beyond the term of any trust, and to execute and deliver any deeds, conveyances, mortgages, deeds of trust, transfers and assignments, without the approval of any court, joinder of any beneficiary, and without disclosing any beneficiary of any trust.

In addition, the trusts specifically provide that no person dealing with the Trustee in the capacity of purchaser, seller, acquirer, lender, tenant, lessor, lessee, contractant, or otherwise shall be bound to inquire into the capacity to act on the part of the Trustees, or into the authority for, or the propriety of, any act thereof, or to see to the application or disposition of any money, or other property, paid, delivered or loaned to the Trustees. These trusts contain spendthrift provisions.

This is a transfer to revocable living trusts. No actual monetary consideration is given by the Grantees, and this conveyance is exempt from recordation tax under Tenn. Code Ann. §67-4-409(a)(3)(F).

CERTIFICATE OF AUTHENTICITY

I, Catherine Franco, do hereby make oath that I am a licensed attorney and/or 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 June 14, 2024.

Affiant
Date: June 17, 2024

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 17 day of June 2024

Notary Public

My Commission Expires: 11.15.25

JESSE TALFORD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY