This instrument prepared by:
Dodson Parker Behm & Capparella, P.C.
1310 6th Avenue North
Nashville, TN 37208
(615) 254-2291

Karen Johnson Davidson County
Batch# 1149554 DEEDQC
06/20/2024 03:51:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240620-0046535

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILL TO:	MAP PARCEL NO.:
W&A Weems Trust 331 Blue Hills Dr. Nashville TN 37214	Same	095-11-0-054.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars and NO/100 ($10.00), and other good and valuable considerations, receipt and legal sufficiency of which valuable consideration is hereby acknowledged, William Wayne Weems and wife, Annie Sue Cooper Weems, as tenants by the entirety, ("**Grantors**"), do hereby assign, transfer, convey, and quitclaim any and all of their rights, title and interest in certain real estate in Davidson County, Tennessee, which is described below, unto William Wayne Weems and Annie Sue Cooper Weems, as Trustees of W&A Weems Trust and its successors and assigns. The real estate is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of Merry Oaks, as of record in Book 1835, Page 67 & 68, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to William Wayne Weems and wife, Annie Sue Cooper Weems, as tenants by the entirety, from Annie Sue Cooper Weems by Quitclaim Deed of record in Instrument No. 20231113-0088237, Register's Office for Davidson County, Tennessee.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants and other matters, whether or not of public record, as may affect the above-described property. Tennessee Code Annotated §35-15-510 shall apply to the property or its proceeds.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The consideration for this conveyance, per T.C.A. 67-4-409, is $-0-.

Subscribed and sworn to before me this the 20th day of June, 2024.

Affiant _____

Notary Public _____ My Commission Expires: _____

J. D. PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2026

This is improved property known as 331 Blue Hills Dr., Nashville, TN 37214.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION.

WITNESS my hand this the 20th day of June, 2024.

_____ _____
William Wayne Weems, Grantor **Annie Sue Cooper Weems, Grantor**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Wayne Weems and Annie Sue Cooper Weems, Grantors, with whom I am personally acquainted (or who were identified 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 seal, at office, this 20th day of June, 2024.

_____ My Commission Expires:
Notary Public

J. D. PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2026

Certificate of Authenticity

I, Sarah Arick, 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 June 20, 2024.

Date: 06/20/2024

Sarah Arick

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me on June 20, 2024.

Notary Public: R. Whitney Boyd

My Commission Expires:

