This instrument prepared by and return to after recordation:
Chasity S. Grice, Attorney at Law,
The Estate and Family Law Group, PLLC
1755 Lynnfield Road, Suite 103
Memphis, Tennessee, 38119

Karen Johnson Davidson County
Batch # 1174721 DEEDQC
08/27/2024 09:33:20 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20240827-0065747

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that **JOSEPH H. GUMS and DAWN R. GUMS, husband and wife**, for and in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration, does hereby BARGAIN, SELL, REMISE, RELEASE, QUIT CLAIM and CONVEY unto **JOSEPH HAROLD GUMS and DAWN RENEE GUMS, Trustees of the GUMS REVOCABLE TRUST under Trust Agreement dated April 17, 2024**, all of their right, title and interest, in and to the following described real estate located in the City of Nashville, County of Davidson, State of Tennessee, to wit:

Being Unit No. 105 together with the allocated Parking Space of The Lofts at Werthan Mills, a horizontal property regime as established by Master Deed for the Lofts At Werthan Mills Condominiums of record in Instrument #20031023-0157113, as amended in Instrument #20040521-0059936, in Instrument #20040712-0082926 and in Instrument #20050202-0012489, Register's Office for Davidson County, Tennessee, to which Master Deed reference is hereby made for a more complete legal description.

Being the same property conveyed to Joseph H. Gums and Dawn R. Gums, husband and wife, from Jeffrey Jackson Adams, unmarried, by Warranty Deed executed on January 5th, 2007, and recorded on January 8th, 2007, of record in Instrument No. 20070108-0002799 in the Register's Office of Davidson County, Tennessee.

Tax Parcel ID#: 081-12-0-B-105.00CO

Being subject to the contents and restrictions contained in any prior instrument herein referenced.

This deed is prepared without the benefit of an abstract or title search.

We do hereby quit claim the title herein conveyed against the lawful claims of all persons claiming the same by, through or under us, but not further or otherwise.

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Chasity S. Grice, Attorney at Law,
The Estate and Family Law Group, PLLC
1755 Lynnfield Road, Suite 103
Memphis, Tennessee, 38119

IN TESTIMONY WHEREOF, I have executed this instrument this the 24th day of July, 2024.

JOSEPH H. GUMS

STATE OF _____

COUNTY OF _____

Before a Notary Public in and for said State and County, duly commission and qualified, personally appeared, **JOSEPH H. GUMS**, to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and Notarial Seal at office this _____ day of _____, 2024.

_____ See attached jurat
My Commission Expires: Notary Public:

IN TESTIMONY WHEREOF, I have executed this instrument this the 24th day of July, 2024.

DAWN R. GUMS

STATE OF _____

COUNTY OF _____

Before a Notary Public in and for said State and County, duly commission and qualified, personally appeared, **DAWN R. GUMS**, to me known to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and Notarial Seal at office this _____ day of _____, 2024.

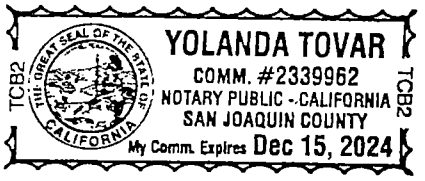
_____ See attached jurat
My Commission Expires: Notary Public:

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
)
COUNTY OF SAN JOAQUIN)
)

Subscribed and sworn to (or affirmed) before me on this 24th day of July, 2024, by JOSEPH H. GUMS and DAWN R. GUMS proved to me on the basis of satisfactory evidence to be the persons who appeared before me.

Yolanda Tovar
Notary Public (Seal)



This instrument prepared by and return to after recordation:
Chasity S. Grice, Attorney at Law,
The Estate and Family Law Group, PLLC
1755 Lynnfield Road, Suite 103
Memphis, Tennessee, 38119

Property known as: 1400 8th Ave., N. Unit 105, Nashville, Tennessee 37208

Property owners' names and addresses: GUMS REVOABLE TRUST
c/o Joseph H. Gums and
Dawn R. Gums, Trustees
1400 8th Ave., N., Unit 105
Nashville, Tennessee 37208

Mail Tax Notice to: GUMS REVOABLE TRUST
c/o Joseph H. Gums and
Dawn R. Gums, Trustees
1400 8th Ave., N., Unit 105
Nashville, Tennessee 37208

I hereby swear or affirm that, to
The best of affiant's knowledge,
Information and belief, the actual
Consideration for this transfer
Is $10.00.
Affiant:

Signature

Joseph H. Gums
Print Name

SWORN TO AND SUBSCRIBED before me this the _____ day of _____, 2024.

My Commission Expires: _____

See attached jurat
Notary Public:

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN T.C.A. §67-4-409(a)(1)(c)(v).

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
)
COUNTY OF SAN JOAQUIN)
)

Subscribed and sworn to (or affirmed) before me on this 24th day of July, 2024, by JOSEPH H. GUMS proved to me on the basis of satisfactory evidence to be the person who appeared before me.

Yolanda Tovar
Notary Public (Seal)

