Karen Johnson Davidson County
Batch# 1179201 DEEDQC
09/09/2024 11:55:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240909-0069230

This Instrument Prepared By:

Linville Estate Law
830 Crescent Centre Dr., Suite
320 Franklin, TN 37067

After Recording Return To The Above.

The actual consideration for this transfer is **$0**.

Affiant

Sworn to and subscribed before me this 6th day of September, 2024.

Notary Public
My Commission Expires: 10/26/27

DANIEL WIDBOOM STATE OF TENNESSEE NOTARY PUBLIC MARSHALL COUNTY My Commission Expires 10-26-2027

This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(1)(C)(vi).

QUITCLAIM DEED

THIS INDENTURE, made this 6th day of September, 2024, among:

SARAH L. DEXHEIMER, A MARRIED WOMAN,

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantor**")

AND

ROBERT TAYLOR DOBBS AND SARAH LYNN DEXHEIMER, TRUSTEES OF THE DOBBS AND DEXHEIMER TRUST DATED SEPTEMBER 6, 2024,

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the **"Grantee"**).

WITNESSETH:

THAT the Grantor, for and in consideration of $10.00 Dollars and other good and valuable consideration, paid in hand, the receipt and sufficiency of which is hereby acknowledged, does hereby bargain, sell, release, remise, quit claim, and convey unto Grantee all my right, title, and interest in and to the following described real property, hereinafter referred to as the "Premises".

Land in Davidson County, Tennessee, being Lot No. 44, on the Plan or Whispering Hills, Section 1, of record in Plat Book 2331, page 83, Register's Office of Davidson County, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Sarah L. Dexheimer, unmarried, by Warranty Deed from William D. Lappin and Sandra G. Lappin dated July 10, 2009, and recorded July 14, 2009, in Reference No. 20090714-0065977, in the Register's Office for Davidson County, Tennessee. The said Sarah L. Dexheimer having since married.

This improved property is situated at 570 Highcrest Drive, Nashville, TN 37211.

THIS DEED has been prepared solely upon information furnished by **Sarah L. Dexheimer and Robert T. Dobbs.** There has been no examination of the title by the preparer who assumes no responsibility for the accuracy of the information shown herein.

THE SOURCE of the above description is derived from the previous deed of record, no boundary survey having been made at the time of this conveyance.

WHENEVER in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the Premises.

IN WITNESS WHEREOF the undersigned have executed this instrument on the date first above written.

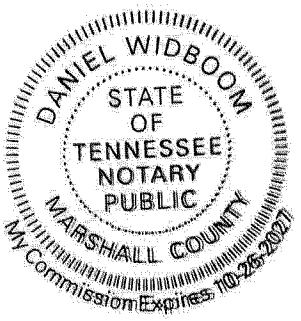
SARAH L. DEXHEIMER

State of Tennessee
County of Marshall

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Sarah L. Dexheimer**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 6th day of September, 2024.

Dan Widboom, Notary Public
My Commission Expires: 10/26/27



Owner Name & Property Address:

Robert Taylor Dobbs and Sarah Lynn Dexheimer, Trustees
Dobbs and Dexheimer Trust dated September 6, 2024
570 Highcrest Drive
Nashville, TN 37211

Responsible Party For Taxes:

Robert Taylor Dobbs and Sarah Lynn Dexheimer, Trustees
Dobbs and Dexheimer Trust dated September 6, 2024
570 Highcrest Drive
Nashville, TN 37211

Tax Map and Parcel: 147 15 0 017.00

Certificate of Authenticity

I, Trent Linville, 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 9-6-24.

Date

T Linville

Affiant Signature

9-6-24

Date

State of Tennessee

County of Maury

Sworn to and subscribed before me this 6th day of September, 2024.

Notary's Signature

My Commission Expires: 04-22-26

Date

Notary's Seal (if on paper)

