Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

File 240748426

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is: $-0-.

Shelley Grayson
Affiant

Subscribed and sworn to before me, this 16th day of September, 2024.

Notary Public

My Commission Expires:

WILLIAM T. CHAPMAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2026

Karen Johnson
Batch # 1184698
09/23/2024 09:35:12 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20240923-0073404

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Shelley Grayson, Trustee of The Avalon Sea Trust 1104 Glenview Drive Nashville, TN 37206	New Owner	094 05 0 130.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Sam Scott and Cassadee Pope, Trustees of the Sandcastle Trust dated June 28, 2019,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Shelley Grayson, Trustee of The Avalon Sea Trust dated August 16, 2024,** their heirs and assigns, all of their interest in the following land:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan for the RE-SUBDIVISION OF PART OF LOT NUMBER 86 ON THE MAP OF HAYNIE'S CENTRAL PARK PLAN, as of record as Instrument No. 20150623-0060032 and corrected by Surveyor's Certificate of Correction of record as Instrument No. 20160329-0029571, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Sam Scott, Trustee and Cassadee Pope, Trustees of the Sandcastle Trust dated June 28, 2019, by Warranty Deed from The MCP Group Inc., a Tennessee Corporation, of record in Instrument No. 20190806-0078086, in the Register's Office of Davidson County, Tennessee, dated July 23, 2019 and recorded on August 06, 2019.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 13th day of September 2024.

Sandcastle Trust dated June 28, 2019

BY: Sam Scott, Trustee

BY: Cassadee Pope, Trustee

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sam Scott and Cassadee Pope, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained and who further acknowledged that they are the Trustees for the Sandcastle Trust dated June 28, 2019, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal at office, this 13th day of September 2024.

Teresa Williams
Notary Public
My Commission Expires: 07/07/2025

TERESA WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-07-2025