This Instrument prepared by and after recording return to:

Travis L. Strickler, Esq.
Spencer Fane LLP
511 Union Street, Suite 1000
Nashville, Tennessee 37219-1778

Karen Johnson Davidson County
Batch# 1186439 DEEDQC
09/25/2024 01:23:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240925-0074409

QUITCLAIM DEED

Name and Address of New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Shampsi Trust **5933 Timothy Drive** **Nashville, TN 37215**	**144-16-0-012.00**	**Same as Owner**

FOR AND IN CONSIDERATION OF ONE DOLLAR ($1.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **PAMELA B. WEHBY** (hereinafter "Grantor") by these presents does hereby transfer, release, relinquish, quitclaim and convey unto the **SHAMPSI TRUST U/T/A DATED AUGUST 7, 2024** (hereinafter "Grantee"), its successors, and assigns, all of Grantor's right, title, and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, together with all appurtenances, privileges, and easements, (the "Property") more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, more particularly described as follows:

Lot No. 63 on the Plan of Otter Creek Hills, as of record in Book 2900, page 110-111, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Beginning on the northerly margin of Willshire Drive at the corner of Lots 62 and 63; thence with the line between said two lots northerly 335 feet to a point in the rear line of Lot 53; thence westerly with the dividing line between lots 52, 53, and 63, 171 feet; thence south 4° 03' east 170.9 feet to a monument; thence south 33° 14' east 167.8 feet to the northerly margin of Willshire Drive; thence with said Drive easterly 140 feet to the beginning.

Being the same property conveyed to VINCENT E. WEHBY and wife, PAMELA B. WEHBY, by deed from JAMES N. BRYAN, JR., Trustee, of record in Instrument No. 20161207-0128321 in the Register's Office of Davidson County, Tennessee. VINCENT E. WEHBY is deceased with his interest in the property vesting in his wife, PAMEL B. WEHBY. Such instrument is subject to the Affidavit to Correct Acknowledgment of record in Instrument No. 20170113-0004260 in the Register's Office of Davidson County, Tennessee.

This is improved property known as 5933 Timothy Drive, Nashville, Davidson County, Tennessee 37215.

The Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the Property.

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

[Remainder of this page intentionally left blank. Signature page follows.]

[Signature page to Quitclaim Deed]

IN WITNESS WHEREOF, Grantor has caused this instrument to be dated and effective this 6TH day of SEPTEMBER, 2024.

GRANTOR:

Pamela B. Wehby

PAMELA B. WEHBY

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared **PAMELA B. WEHBY**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

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

JAMES L MADDUX STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 07/03/2028 DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: 7-3-28

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 6 day of September, 2024.

JAMES L MADDUX STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 07/03/2028 DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires:

DISCLAIMER

THE PREPARER OF THIS DOCUMENT MAKES NO REPRESENTATIONS OR WARRANTIES AND EXPRESSES NO OPINION AS TO THE TITLE TO THE PROPERTY HEREIN CONVEYED. THIS DEED WAS PREPARED FROM INFORMATION FURNISHED TO PREPARER BY THE GRANTOR AND GRANTEE AND PREPARER MAKES NO WARRANTIES AS TO THE ACCURACY OF INFORMATION FURNISHED.

CERTIFICATE OF AUTHENTICITY

I, Jonathan R. Burns 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 September 6, 2024 (date of document).

Affiant Signature

9-13-24
Date

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Sworn to and subscribed before me this 13th day of September, 2024.

Notary's Signature

My Commission Expires: 11-2-26

DIAHANN M. KEETON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY