Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

Karen Johnson Davidson County
Batch# 1189763 DEEDQC
10/04/2024 08:14:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20241004-0077022

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owners:
Vol Land Trust
Donald Scott White &
Karen I. White, Co-Trustees
1646 Highfield Lane
Brentwood, TN 37027

Sharon Leigh Owen
14038 Horseshoe Circle
Woodway, Texas 76712

Jennifer Ward Barnes Trust
Jennifer Ward Barnes, Trustee
18903 Fortson Avenue
Dallas, Texas 75252

Send Tax Bills To:
Donald Scott White
1646 Highfield Lane
Brentwood, TN 37027

Map and Parcel No.
Map 130 01
Parcel 99.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Sharon Leigh Owen, Trustee, Sharon Leigh Owen Trust U/A dated December 17, 2012** ("Grantor"), this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Sharon Leigh Owen, individually** ("Grantee"), all of its interest, that being a one-third (1/3) interest as tenant in common in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in the 34th Councilmanic District of Nashville, Davidson County, Tennessee, being Lot 1 on the Plan of White Subdivision, recorded in Instrument No. 20040128-0010680, Register's Office for said County and more particularly described as follows:

Beginning in the south right of way of Page Road at the southwesterly turn-out of said Page Road and U.S. Highway 70; thence along Page Road S 70° 40' 59" E, 107.90 feet; thence continuing with Page Road, along a curve to the right, having a radius of 691.78 feet, a distance of 7.84 feet to the common corner of Lots 1 and 2 shown on the said Plan of White Subdivision; thence leaving Page Road S 20° 49' 58" W, 124.68 feet to the northerly line of Lot 6 on the Plan of Highlands of Belle Meade No. 2, second revision, recorded in Book 1130, page 63, R.O.D.C.; thence along said Lot 6 N 70° 40' 45" W, 127.97 feet to the east right of way of U.S. Highway

70; thence with Highway 70, along a curve to the left, having a radius of 3777.85 feet, a distance of 104.53 feet; thence along a curve to the right, having a radius of 20 feet, a distance of 31.33 feet to the point of beginning and containing 0.38 acre, more or less, according to a survey dated January 23, 2004 by John Kohl and Company, P.C.

Being a portion of the same property interest conveyed to Donald Scott White, Trustee, Donald Scott White Trust U/A dated December 17, 2012; Sharon Leigh Owen, Trustee, Sharon Leigh Owen Trust U/A dated December 17, 2012; and unto Jennifer Ward Barnes, Trustee, Jennifer Ward Barnes Trust U/A dated December 17, 2012, by Quitclaim Deed from Donald Scott White, Trustee, White Family Revocable Living Trust Agreement dated December 17, 2012, dated June 4, 2024, of record in Instrument Number 20240606-0042451 Register's Office for Davidson County, Tennessee.

Said property above described is conveyed subject to the agreement as to water rights as set out in the deed of record in Book 326, page 452, said Register's Office; reservation for a right-of-way for the present watermain which crosses a part of the property, the watermain leading from what is known as the Cheek Spring House on the west side of Highway No. 100 to what is generally known as Cheekwood, with the right of ingress and egress over the property to repair the watermain; restrictive covenants of record in Book 1303, page 693, said Register's Office, and additional restrictions of record in Book 1357, page 41, said Register's Office, which last named restrictive covenants apply to Blocks A, B, C and D, only as shown on the plan of record in Book 1130, page 62, said Register's Office; and said property is further conveyed subject to all the zoning laws now in effect in Davidson County, Tennessee, and all the rules and regulations of the Planning and Zoning Commission of Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, encumbrances and easements as may affect the premises in accordance with the Plan of White Subdivision, recorded in Instrument No. 20040128-0010680, Register's Office for Davidson County, Tennessee, or any other instrument of record.

This is improved property known as **5401 Harding Pike, Nashville, TN 37205.**

(Description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 18th day of June, 2024.

Sharon Leigh Owen

Sharon Leigh Owen, Trustee
Sharon Leigh Owen Trust
U/A dated December 17, 2012

~~STATE OF TENNESSEE~~ Texas
COUNTY OF McLennan

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Sharon Leigh Owen, Trustee, Sharon Leigh Owen Trust U/A dated December 17, 2012**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of June, 2024.

Misty Gauer
Notary Public

My Commission Expires:
1/24/25

MISTY GAUER
NOTARY PUBLIC
ID# 125175620
State of Texas
Comm. Exp. 01-24-2025

~~STATE OF TENNESSEE~~ Texas
COUNTY OF McLennan

The actual consideration for this transfer is Zero Dollars ($0).

Sharon Leigh Owen
Affiant

Sworn to and subscribed to before me, this the 18 day of June, 2024.

Misty Gauer
Notary Public

My Commission Expires:
1/24/25

MISTY GAUER
NOTARY PUBLIC
ID# 125175620
State of Texas
Comm. Exp. 01-24-2025

CERTIFICATE OF AUTHENTICITY

I, **Joshua G. Tillman,** do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for recordation herewith and that this electronic document is a true and exact copy of the original document executed on June 18, 2024 and authenticated according to law on October 3, 2024.

Affiant Signature

Dated: October 3, 2024

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me this 3rd day of October, 2024.

Notary's Signature

My Commission Expires: 6-17-2028

Notary's Seal:

