Karen Johnson Davidson County
Batch# 1194721 DEEDQC
10/17/2024 10:34:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20241017-0080558

THIS INSTRUMENT PREPARED BY: **Alice M. Bohannon, atty.** **Mobley & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Affiant Subscribed and sworn to before me, this 17th day of October, 2024. Notary Public My Commission Expires:

ALICE M. BOHANNON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2025

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
David Wind, Trustee 6821 River Ridge Drive Nashville, TN 37221	SAME	Map 141-15-0-B Parcel 046co FB #09D-68395

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **David Wind**, hereinafter called the Grantor, for

the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **David Wind, Trustee of the David Wind Living Trust, established by the Revocable Trust Agreement of David Wind dated October 17, 2024**, as amended and restated from time to time, and to his successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantee, and the Grantee's successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 17th day of October, 2024.

David Wind

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Wind, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 17th day of October, 2024.

ALICIA M. BOHANNON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026

My Commission Expires: _____

Notary Public

EXHIBIT A

Legal Description

LAND in Davidson County, Tennessee, being Lot No. 242 on the Plan of Rolling River Estates, Phase III, a Planned Unit Development, as of record in Book 5200, Page 81, and Surveyor's Certificate of Correction, of record in Book 6272, Page 196, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to David L. Wind by deed from Robert J. Goetz and wife, Diana R. Goetz, of record in Book 10588, Page 312, in the Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions of Rolling River Estates, Inc., of record in Book 4892, Page 689, and made applicable to Phase III, as amended in Book 5336, Page 480, said Register's Office; By-Laws of Rolling River Estates Homeowners' Association, Inc ., of record in Book 4892, Page 679, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee herein.

David L. Wind and David Wind are one and the same person.

This is improved property known as 6821 River Ridge Drive, Nashville ,TN 37221.

CERTIFICATE OF AUTHENTICITY

I, Alice M. Bohannon, 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 10/17/24.

10/17/24
Date

Alice M. Bohannon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 17th day of October, 2024.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

