PREPARER NOT RESPONSIBLE FOR CLOSING REQUIREMENTS. NO TITLE SEARCH REQUESTED OR PERFORMED.

Karen Johnson
Batch # 1206547
11/19/2024 10 51 55 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20241119-0089585

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FROM OTHERS BY:
J. Stephen Brown, P.C.
Attorney at Law
224 West Gay Street
P.O. Box 792
Lebanon, TN 37087

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration of this transfer is $ NONE.

Benjamin Alalouf, Trustee
Affiant

Subscribed and sworn to before me on this 4th day of November, 2024.

J. STEPHEN BROWN NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Notary Public

My Commission Expires: 9-26-2027

Address New Owner As Follows:
Benjamin Alalouf and
Martha Ann Alalouf, Trustees
112 Dahlgren Drive
Mt. Juliet, TN 37122

Send Tax Bills to:
--Same--

Map Parcel No.
085-12-0-A-065.00 CO

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **Benjamin Alalouf and Martha A. Alalouf, husband and wife**, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and do hereby remise, release and forever quitclaim unto **Benjamin Alalouf and Martha Ann Alalouf, Trustees of The Benjamin Alalouf and Martha Ann Alalouf Joint Revocable Trust under trust agreement dated 9/8/2006**, as amended and restated, their successors and assigns, all of their right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee and being more particularly described as follows:

Being Lot Number 59 on the plan of Rivers Edge, Section Three, Jackson Downs, Phase Two of record in Book 9700, page 689, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

of record in Plat Book 26, Page 554, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Benjamin Alalouf and Martha A. Alalouf, husband and wife, by Warranty Deed from FOX RIDGE HOMES, INC., by instrument dated December 19, 2000, or record in Instrument# 20010102-0000671, Register's Office for Davidson County, Tennessee. Martha A. Alalouf and Martha Ann Alalouf are one and the same person.

This is the same description set out in the previous instrument of record. This is improved property known as 3220 River Walk Drive, Nashville, Tennessee 37214.

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

WITNESS our hand this 4th day of November, 2024.

Benjamin Alalouf
BENJAMIN ALALOUF

Martha A. Alalouf
MARTHA A. ALALOUF

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned authority, a Notary Public, in and for the state and county aforesaid, BENJAMIN ALALOUF and MARTHA A. ALALOUF, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument for the purposes therein contained

WITNESS my hand and seal at office in Lebanon, Tennessee, on this the 4th day of November, 2024.

Notary Public

J. STEPHEN BROWN
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

MY COMMISSION EXPIRES.
2-26-2027