PREPARED BASED ON PRIOR DEED. TITLE SEARCH NOT PROVIDED

Prepared and Return to:
Amy Cross Nance Attorney at Law, PLLC
103 Forrest Crossing Blvd Suite 205
Franklin, Tennessee 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF December, 2024.

Notary Public
My Commission Expires: 6-5-2027

ADAM NEELLY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Karen Johnson Davidson County
Batch# 1212767 DEEDQC
12/05/2024 09:06:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20241205-0094427

Address New Owner	Send Tax Bills	Map-Parcel Numbers
Reasonover Family Trust **299 Kemper Dr. S** **Madison TN 37115**	**Same**	**Map 40 Parcel 168**

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged that Mary Louise (Burks). Reasonover has bargained and sold, and do hereby convey, remise, release and forever quitclaim unto Mary Burks Reasonover, Trustee of Reasonover Family Trust her successors and/or assigns, her entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County Tennessee lying in the southwest quadrant of I-24 West and Old Hickory Boulevard. Being a part of the property surveyed by W. B. Grandstaff titled Property Line Survey Hutchison Heirs not of record and described as follows:

Commencing at a point in the northeast corner of the herein described tract S 76 degrees 43' W 22.46 feet to the point of beginning.

Thence S 1 degree 36' 25" E 503.41 feet to a point, thence S 88 degrees 23' 35" W 200.00 feet to a point; thence S 56 degrees 28' 26" W 1,568.92 feet to a point; thence N 6 degrees 36' 57" E 1,324.39 feet to a point thence S 85 degrees 21' E 811.8 feet to a point; thence N 76 degrees 43' E 546.62 feet to the point of beginning containing 25.5 acres more or less.

Legal description being taken from prior deed.

Being the same property conveyed to Harold E. Reasonover and wife Mary Lousie (Burks) Reasonover by deed from John E. Burks and wife Marie Burks

of record in Instrument No. 20070813-0096524 Register's Office for Davidson County, Tennessee. Harold E. Reasonover died on December 25, 2017, leaving Mary B. Reasonover as the surviving tenant by the entirety.

This is improved property known as 0 OLD HICKORY BLVD WHITES CREEK 37189

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

WITNESS my hand this 20 day of Nov, 2024.

Mary B Reasonover
Mary Louise Reasonover

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at Franklin, Tennessee, this 20 day of November, 2024.

Notary Public

My Commission expires 6-5-2027

ADAM NEELLY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

I, Emily Hobbs, 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 this 2nd day of Nov. 2024

Emily Hobbs

Dated December 4, 2024

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me the within named Emily Hobbs who made oath that she has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purpose of herein described.

Witness my hand and official seal this 4th day of Decem, 2024

My commission expires: 2/7/27

Notary Public

