Karen Johnson
Batch # 1235117
02/06/2025 02 22 37 PM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250206-0009224

PREPARED BY (AND RETURN TO):
IVEY TITLE, LLC
104 Woodmont Boulevard, Suite 100
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@iveytitle.com*
W & I Ref: (63816)

THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE EXAMINATION.

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Gregory S. Brandt Living Trust Rosemary L. Brandt Living Trust 407 Stone Circle West Des Moines, Iowa 50265	Central Loan Administration 425 Phillips Blvd. Ewing NJ 08618

TAX MAP-PARCEL NUMBERS: 181150A02400CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar, cash in hand paid and other good and valuable consideration by the hereinafter named Grantee, the undersigned, **Gregory Brandt and Rosemary Brandt, husband and wife**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer, quitclaim and convey unto **Gregory S. Brandt Living Trust, dated November 14, 2022, and to Rosemary L. Brandt Living Trust, dated November 14, 2022,** hereinafter called the **Grantees**, Grantees' heirs and assigns, all Grantor's right, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 24, as shown on the Plan of SouthPoint SP, Phase 2, of record in Instrument No. 20210120-0008751, Register's Office for said County, to which Plan reference is made for a more complete description.

Being the same property conveyed to Gregroy Brandt and Rosemary Brandt, husband and wife, by Special Warranty Deed from SouthPoint of TN, LLC, a Tennessee limited liability company, dated June 30, 2022 and recorded on July 6, 2022, of record in Inst. No. 20220706-0077973, Register's Office for Davidson County, Tennessee.

Description Reference: This is the same description used in Grantor's vesting deed.

This is improved property known as: 448 Portsdale Drive, Brentwood, TN 37027.

WITNESS THE EXECUTION HEREOF on ~~October~~ December 6, 2024.

Gregory Brandt
Gregory Brandt

R Brandt
Rosemary Brandt

State of Iowa
County of: Polk

On ~~October~~ December 6, 2024, before me the undersigned authority, personally appeared **Gregory Brandt and Rosemary Brandt** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged the execution as a free act and deed.

Anna Borst
Notary Public

My Commission Expires: 5-2-2026

NOTARIAL SEAL IOWA
ANNA BORST
Commission No. 734253
My Comm Expires 5-2-2026

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $ - o -.

Affiant

Sworn and subscribed before me on Dec 5, 2024.

A. Denise Woods
Notary Public

My Commission Expires:

S DENISE WOODS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 4-19-2028

Wldoc: QC Deed QDoc