Karen Johnson Davidson County
Batch # 1238100 DEEDQC
02/18/2025 01:36:39 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250218-0011815

QUITCLAIM DEED

This document is prepared by Katie L Clark, Attorney-At-Law, Suite B 5258 Murfreesboro Rd., LaVergne, TN 37086.

Address of New Owner(s)	Send Tax Bill to	Group/Parcel Numbers
Tonya McKoy, Trustee	Tonya McKoy	14 7-7-B-002.00CO
4958 Edmonson Pike A-2	4958 Edmonson Pike A-2	
Nashville, TN 37211	Nashville, TN 37211	

GRANTOR: Tonya McKoy, a married individual.

GRANTEE: Tonya McKoy, Trustee of the Black Pearl Trust dated August 15, 2023 and any amendments thereto.

STATE OF TENNESSEE

COUNTY OF Rutherford

The Actual Consideration for this transfer is: No Monetary Consideration

KATHRYN L. CLARK STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Affiant

Subscribed and sworn to before me, this date: 08/15/2025

Notary Public

My Commission Expires: 04/19/2025

We hereby QUITCLAIM to Tonya McKoy, Trustee, or their successors in interest, of the Black Pearl Legacy Trust dated August 15, 2023, and any amendments thereto, all our interest in the following property with full power to sell, mortgage or convey without the joinder of any beneficiary:

Land in Davidson County, Tennessee, being Unit A2, Parcel 2, in Woodlea Place Townhomes of record in Book 5050, page 101, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Tonya L. West, married by Warranty Deed from Richard M. Mollers and wife, Joan M. Mollers dated August 31, 2009 and appearing of record in Instrument Number 20090908-0083708 in the register's Office for Davidson County, Tennessee.

Being the same property conveyed to Tonya L. West, married by Quitclaim Deed from Gregory West dated August 31, 2009 and appearing of record in Instrument Number 20090908-0083710 in the register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions, setbacks, zoning regulations, covenants, conditions, and easements of record as may affect the aforedescribed tract of land.

THIS IS IMPROVED PROPERTY KNOWN AS 4958 Edmonson Pike A-2, Nashville, TN 37211.

Note 1: The Grantor and the Grantee are the same person.
Note 2: It is the intention of the Grantor by this deed to transfer ownership of the herein described property to the Grantee in order to place said property into a Revocable Inter-vivos ("Living") Trust.
Note 3: This property description was obtained from public record and was not verified by survey or title search.
Note 4: Tonya West and Tonya McKoy are the same person.
Note Samuel Corke joins on this deed for the limited purpose of waiving his statutory rights to this property.

Witness my hand on the 15 day of August 2023.

GRANTOR: Tonya McKoy

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, Katie L Clark, a Notary Public in and for said County and State, the within named Tonya McKoy, the Bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that said Bargainor executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at LaVergne, Tennessee on August 15 2023.

Notary Public

My Commission Expires: 04/19/2025

KATHRYN L. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Samuel Corke

SPOUSE: Samuel Corke

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, Kathryn L Clark, a Notary Public in and for said County and State, the within named Samuel Corke, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that said individual executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at LaVergne, Tennessee on August 15 2023.

My Commission Expires: 04/19/2025

KATHRYN L. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD