Karen Johnson
Batch # 1254079
03/31/2025 11 09 31 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250331-0024017

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is $17.00. This is a transfer to a revocable trust.
MUSIC CITY ESTATE LAW **1650 MURFREESBORO ROAD** **SUITE 130** **FRANKLIN, TN 37067** **(615) 628-7775** MADELYN STAMPLEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON	Affiant Subscribed and sworn to before me, this 21st day of March 2025. Notary public My commission Expires: October 26, 2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Sherry Brown Family Trust 1872 Wild Oaks Court Antioch, Tennessee 37013	Sherry Brown Family Trust 1872 Wild Oaks Court Antioch, Tennessee 37013	163-07-1 48.00 CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged Sherry Brown, an unmarried woman, does hereby quitclaim, transfer and convey unto Sherry Brown, as Trustee of the Sherry Brown Family Trust dated March 17, 2025, all of her right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, Being Lot No. 48 on the Final Plat of the Resubdivision of Lots 1-11, 61-66, 76-95, & 102-132, Ridgeview UDO, Phase One, as of record in Instrument No. 20120807-0070420, Register's Office for Davidson County.

Being the same property conveyed to Sherry Brown, an unmarried woman, from Parkside Builders, LLC, by Warranty Deed dated August 29, 2014, and recorded on September 5, 2014, as Document No. 20140905-0081576, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 1872 Wild Oaks Court, Antioch, Tennessee 37013

Witness my hand this 21st day of March, 2025.

Sherry Brown, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Sherry Brown, as Grantor, 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, at office, this day, March 21, 2025.

[Seal]

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public, Madelyn Stampley
My commission expires: October 26, 2025