Karen Johnson
Batch # 1263194
04/22/2025 02 59 58 PM
Fees $17 00 Taxes $0 00
Davidson County
DEEDQC
3 pgs
20250422-0030853

Prepared By
James B Johnson
1300 Division Street, Suite 300
Nashville, Tennessee 37203
(615) 476-2885

Map 172-1A Parcel 154

From Tom E Maxwell and Victoria Barbour Maxwell
308 Fielding Crest
Brentwood, Tennessee 37027

To The Tom E Maxwell and Victoria Barbour Maxwell Community Property Trust
308 Fielding Crest
Brentwood, Tennessee 37027

Mail Tax Bill to New Property Owner:

Tom E Maxwell and Victoria Barbour Maxwell Community Property Trust
308 Fielding Crest
Brentwood, Tennessee 37027

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is ten dollars and 00/100s ($10 00)

Affiant

Sworn to and subscribed before me, this 22nd day of April 2025

Notary Public

TAYLOR MARIE BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2027

My Commission Expires 11-8-2027

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten dollars and 00/100s ($10 00) in hand paid to Tom E Maxwell and Victoria Barbour Maxwell, who reside at 308 Fielding Crest, County of Williamson, City of Brentwood, State of Tennessee (hereinafter known as the "Grantors"), Grantors hereby remise, release and forever quitclaim unto The Tom E Maxwell and Victoria Barbour Maxwell Community Property Trust, one hundred percent (100%) of any and all rights, title, interest and claim owned by Grantors in and to those certain tracts or parcels of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by reference (the "Property")

The property is improved property known as 308 Fielding Crest, Brentwood, Tennessee 37027

Witness my hand this 22nd day of April 2025

Tom E. Maxwell
Signature of Grantor Tom E Maxwell

Victoria Barbour Maxwell
Signature of Grantor Victoria Barbour Maxwell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Tom E Maxwell and Victoria Barbour Maxwell, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the same date

Given under my hand this 22nd day of April 2025

Notary Public

TAYLOR MARIE BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2027

My Commission Expires 11-8-2027

Exhibit A

Property Description

Land in Davidson County, Tennessee, being Lot No 154 on the Plan of Copperfield Revised, as of Record in Plat Book 6900, Pages 555-559, Register's complete and accurate legal description

Being part of the same property conveyed to Lewis D Smith and wife, Barbara M Smith by deed from Zaring Homes, Inc , Trustee, an Ohio corporation, of record in Book 8641, Page 447, Register's Office for Davidson County, Tennessee

This conveyance is subject to any and all existing restrictions and easements of record

Being the same property conveyed to Thomas E Maxwell and wife, Vickey B Maxwell by Warranty Deed, on August 30, 1996, from Lewis D Smith and Barbara M Smith, both unmarried, of record in Book 10176, page 124, Register's Office for Davidson County, Tennessee The said Thomas E Maxwell and Tom E Maxwell being one and the same person The said Victoria Barbour Maxwell and Vickey B Maxwell being one and the same person