Karen Johnson Davidson County
Batch# 1274572 DEEDQC
05/19/2025 01:52:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250519-0039306

THIS INSTRUMENT PREPARED BY:
Jeffrey Mobley, atty.
Mobley & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4447

EMILY HARVEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-11-2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--.

Harry L Furkins
Affiant

Subscribed and sworn to before me, this 8th day of May, 2025.

Notary Public

My Commission Expires: 01-11-26

Address of New Owners:	Send Tax Bills To:	Map-Parcel Numbers:
Harry Louis Furkins, et al. Trustees 108 Dowdy Court Antioch, Tennessee 37013	SAME	Map 148-12 Parcel 173

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Harry Louis Furkins**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the

subject real property to a revocable inter-vivos (living) trust established by the Grantor, hereby remises, releases and quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Harry Louis Furkins and/or Mylinda Suzanne Furkins McKay, Trustees of the Harry Louis Furkins Living Trust, established by the Revocable Trust Agreement of Harry Louis Furkins dated May 8, 2025**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 8th day of May, 2025.

Harry Louis Furkins

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand and seal, at office, this 8th day of May, 2025.

My Commission Expires: _____

EMILY HARVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-11-2026

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Lot No. 88 on the Plan of Hazelwood, Section Eleven, as of record in Book 4300, page 22, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Harry Louis Furkins and wife, Betty Jane Furkins, by deed from G. M. Choate and wife, Leola Choate, of record in Book 4300, page 22, Register's Office for Davidson County, Tennessee.

Betty Jane Furkins died on June 25, 2014.

This is improved property known as 108 Dowdy Court, Antioch, Tennessee 37013.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 May 8, 2025.

May 19, 2025
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 19th day of May, 2025.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

