Karen Johnson Davidson County
Batch # 1277489 DEEDQC
05/27/2025 10:45:18 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20250527-0041306

Record and Return Mail To:
This Instrument Prepared By:
S. Brad Dozier, Attorney-at-Law
PO Box 2787
Brentwood, TN 37024
(615) 259-2670

Prepared from information supplied by the parties.
No title search.
No consideration.

QUITCLAIM DEED

Address of New Owner:
William Ronald Harper, Trustee
Harper Living Trust dtd 5/26/2025
154 Karen Drive
Mt. Juliet, TN 37122

Send Tax Bills To:
Same

Map and Parcel No.
095-11-0-047.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **William R. Harper, and wife, Brenda S. Harper and Joshua Colton Harper (collectively as "Grantor")** this day quitclaims, conveys and transfers unto **William Ronald Harper and Brenda Sandlin Harper, as Co-Trustees of the Harper Living Trust dtd 5/26/2025 ("Grantee")**, all of the Grantor's interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Being Lot No. 33 on the Plan of Merry Oaks, Section II of record in Plat Book 2133, Page 8, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Rodney McCasland, a single man, by deed dated 07/15/2015, from Michael W. McClain and wife, Amanda McClain, of record in Instrument No. 20150721-0071194, Register's Office for said County.

Being the same property conveyed to William R. Harper and wife, Brenda S. Harper and Joshua Colton Harper from Rodney McCasland, a single person by Warranty Deed recorded 12/13/2022, of record as Instrument No. 20221213-0129140 in the Register's Office for Davidson County, Tennessee.

This is improved property known as ***2412 Woodberry Drive, Nashville, TN 37214***

This conveyance is subject to all previously applicable easements, restrictions, and other matters of record.

This legal description is the same as in the previous deed of record. Grantor and Grantees acknowledge that this deed was prepared from the information provided by them and no title search was performed by the preparer.

IN WITNESS WHEREOF, the Grantor hereby affixes their signature on this the **26th** day of **MAY**, **2025**.

William R. Harper, Grantor

Brenda S. Harper, Grantor

Joshua Colton Harper, Grantor

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 William R. Harper, Brenda S. Harper and Joshua Colton Harper, with whom I am personally acquainted, and who acknowledged, upon oath, they purposefully executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this **26th** day of **MAY**, **2025**.

Notary Public
My Commission Expires: 8/15/2026

Pepper Black
STATE OF TENNESSEE NOTARY PUBLIC
County of Rutherford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is Zero and 00/100 Dollars ($0.00).

William Ronald Harper, Co- Trustee/Grantee/Affiant

Brenda Sandlin Harper, Co-Trustee/Grantee/Affiant

Sworn to and subscribed to before me, this the **26th** day of **MAY**, **2025**.

Notary Public
My Commission Expires: 8/15/2026

Pepper Black
STATE OF TENNESSEE NOTARY PUBLIC
County of Rutherford