Karen Johnson
Batch # 1279561
05/30/2025 10 37 18 AM
Fees $17 00 Taxes $0 00
20250530-0042566
Davidson County
DEEDQC
3 pgs

Zale Dowlen, Attorney #026816
PO Box 335
Goodlettsville, Tennessee 37070-0335
(615) 497-0763
zale@dowlenlaw com

ADDRESS NEW OWNER:
THE MILDRED ANN BRADLEY LIVING TRUST
dated March, 24th 2025
Mildred Ann Bradley, Trustee
3402 Walton Lane
Nashville, Tennessee 37216

SEND TAX BILL TO:
Same

MAP/PARCEL:
086 10 0 007 00

TRUSTEE'S QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS THAT.

Mildred Ann Bradley, a single individual, as grantor and trustee, in connection with the administration of her revocable living trust, pursuant Tenn Code Ann § 35-15-114, now conveys, releases and forever quitclaims from individual ownership, to trust ownership with Mildred Ann Bradley as trustee of THE MILDRED ANN BRADLEY LIVING TRUST dated the 24th of March, 2025 all right, title and interest in and to a certain tract of land in Davidson County, Tennessee as described as follows.

Being Lot No. 10 on the Plan of chapel Wood Subdivision, Section I, as shown by plat of record in Plat Book 5210, Page 29, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description

Being the same property conveyed to Mildred Moore by Cash Deed for Tennessee dated 7/12/12 from Shaun Donovan, The Secretary of Housing and Urban Development of Washington, D C. of record in Instrument No. 20120713-0061625, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mildred Ann Bradley (aka Mildred Moore) by Quitclaim from Mildred Ann Bradley dated July 24th, 2015, of record in Instrument No 20150724-0072971, Register's Office for Davidson County, Tennessee.

The property is commonly known as 4161 DODSON CHAPEL RD HERMITAGE, TENNESSEE 37076.

The above legal description is the same as that contained in the previous deed of record. Said property is conveyed subject to such limitations, restrictions, plats, easements, and other matters of record and encumbrances as may affect the premises.

The sole purpose of this document is to transfer title from individual ownership to titled ownership by Revocable Trust. The trust is an "affiliated entity" and not a separate entity.

Pursuant to Tenn. Code. Ann. § 67-4-409, this is a non-taxable transfer.

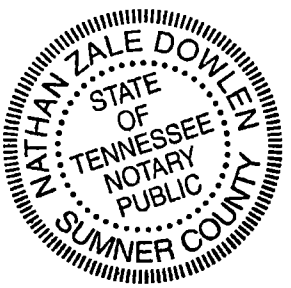
I, the above listed grantor conveys my interest in the real property to THE MILDRED ANN BRADLEY LIVING TRUST dated March, 24th, 2025

Mildred Ann Bradley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of said County and State, personally appeared Mildred Ann Bradley with whom I am personally acquainted and who, upon oath, acknowledged that s/he executed the foregoing instrument for the purposes therein contained, by signing her name.

Witness my hand and seal, this 14th of April, 2025



Notary Public
My Commission Expires:

DEC 19 2028

AFFIDAVIT

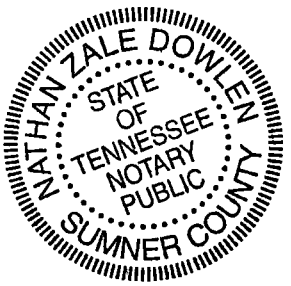
I do hereby certify that the actual, true and correct consideration or value for this transfer is $0.00 for the property conveyed. I, the above listed grantor conveys my interest in the real property to THE MILDRED ANN BRADLEY LIVING TRUST dated March 24th, 2025.

Mildred Ann Bradley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of said County and State, personally appeared Mildred Ann Bradley with whom I am personally acquainted and who, upon oath, acknowledged that s/he executed the foregoing instrument for the purposes therein contained, by signing her name

Witness my hand and seal, this 14th of April, 2025.



Notary Public
My Commission Expires

DEC 19 2028

This instrument was prepared based on information furnished by the transferor. No independent title search has been made. This does not warrant title.