THE INFORMATION CONTAINED HEREIN WAS PROVIDED BY THE GRANTOR AND PREPARED WITHOUT THE BENEFIT OF A TITLE EXAMINATION. THE PREPARER HAS MADE NO DETERMINATION AS TO THE STATUS OF THE TITLE OR THE CORRECTNESS OF THE INFORMATION CONTAINED HEREIN.

This instrument was prepared by:
Griffin Law Group, PLLC
Brandon S. Griffin
Attorney at Law
621 N Spring St.
Sparta, TN 38583

Owner's Name and Tax Address:
The Foster & Clemmiestine Goodman Revocable Living Trust
2958 Emerald Ct.
Clarksville, TN 37042

Map & Parcel No.: 164 13 0A 082.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One ($1.00) Dollar, cash in hand paid, the receipt of which is hereby acknowledged that we, **FOSTER GOODMAN and MARCUS GOODMAN,** hereinafter referred to as "Grantors", do hereby quitclaim, transfer and convey unto **FOSTER GOODMAN AND CLEMMIESTINE GOODMAN, CO-TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE FOSTER & CLEMMIESTINE GOODMAN REVOCABLE LIVING TRUST DATED** 6/24/2025 **AND ANY AMENDMENTS THERETO,** hereinafter referred to as "Grantees", all our right, title and interest in and to this real estate located in the Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being Lot 89, FINAL PLAT, PHASE FOUR, TREEHAVEN, as shown on plat of record in Instrument No. 200603160030439, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

This property address known as: 404 Mossy Oak Trail, Antioch, TN 37013

THE PREVIOUS AND LAST conveyance being a Warranty Deed conveyed from Fannie Mae aka Federal National Mortgage Association to FOSTER GOODMAN and MARCUS GOODMAN recorded in Instrument Number 20150824-0085009 in Register's Office for Davidson County, Tennessee.

Karen Johnson Davidson County
Batch# 1289276 DEEDQC
06/24/2025 01:12:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250624-0049712

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed by hereunto affixing a signature on the date indicated in the respective acknowledgement herein below, to make this conveyance effective on this the 24th day of June, 2025.

Foster Goodman
FOSTER GOODMAN

Marcus Goodman
MARCUS GOODMAN

STATE OF TENNESSEE)
COUNTY OF Montgomery)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **FOSTER GOODMAN and MARCUS GOODMAN**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND and official seal on the 24th day of June, 2025.

Elizabeth Marie Stafford
NOTARY PUBLIC

My Commission Expires: 03/21/2028

ELIZABETH MARIE STAFFORD STATE OF TENNESSEE NOTARY PUBLIC PUTNAM COUNTY

OATH OF CONSIDERATION

STATE OF TENNESSEE)
COUNTY OF Montgomery)

The actual consideration or value whichever is greater, for this transfer is $0.00.

Foster Goodman
Affiant

Subscribed and sworn to before me this the 24th day of June, 2025.

Elizabeth Marie Stafford
NOTARY PUBLIC
My commission expires: 03/21/2028

ELIZABETH MARIE STAFFORD STATE OF TENNESSEE NOTARY PUBLIC PUTNAM COUNTY

OPINIONS OF TITLE, DESCRIPTION, OR SURVEY ARE NOT CERTIFIED BY THIS DEED.

Certificate of Authenticity

I, Matt Stafford, 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 6/24/2025.

Date

Affiant Signature

6/24/2025

Date

State of Tennessee

County of Montgomery

Sworn to and subscribed before me this 24th day of June, 2025.

Notary's Signature

My Commission Expires: 03/21/2028

Date

Notary's Seal (if on paper)

ELIZABETH MARIE STAFFORD
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY

ELIZABETH MARIE STAFFORD
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY