Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Karen Johnson Davidson County
Batch# 1289761 DEEDQC
06/25/2025 08:45:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250625-0049890

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.
Ora SuzAnne Eubanks, Trustee Ora SuzAnne Eubanks Revocable Living Trust 235 Hearthstone Manor Lane Brentwood, TN 37027	New Owner	1730580A19700CO

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, **Ora SuzAnne Eubanks**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Ora SuzAnne Eubanks, Trustee, Ora SuzAnne Eubanks Revocable Living Trust Agreement dated June 24, 2025,** ("Grantee"), all of her interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being all of Unit No. 197 of the Plan of Barnes Crossing, a Horizontal Property Regime, filed as Exhibit "D" to and established by the Master Deed of record in Instrument 200507210084791, Master Deed rerecorded of record in Instrument 200508050092480, as amended of record in Instrument 200511140136938, as amended of record in Instrument 200712270147998, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in the Master Deed, reference to which is hereby made for a more complete and detailed description of the Unit and the Condominium, the rights and obligations of the Declarant and the Unit Owners, and the ByLaws of the Association of Owners.

Being the same property conveyed to **Ora SuzAnne Eubanks, unmarried**, by Warranty Deed dated October 31, 2014, from **Tiffany N. Gray, unmarried**, recorded in Instrument No. 20141107-0103195, Register's Office of Davidson County, Tennessee. Also being corrected by Scrivener's Affidavit dated January 14, 2015, recorded in Instrument No. 20150121-0005921, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **1732 Red Jacket Drive, Antioch, TN 37013**.

(Legal description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 24th day of June 2025.

Ora SuzAnne Eubanks

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Ora SuzAnne Eubanks**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of June 2025.

Notary Public

My Commission Expires: 6/10/2027

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

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

Notary Public

My Commission Expires: 6/10/2027

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Certificate of Authenticity

I, **Russell T. Cook**, 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 June 24, 2025.

Affiant Signature

June 24, 2025

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

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

Notary's Signature

My Commission Expires: 8/19/28

Notary's Seal:

