Prepared by and return to:
Law Office of Eric K. Fox,
103 Hazel Path Court, Suite 6
2nd Floor Whitehall Building
Hendersonville, TN 37075
From information provided by the parties.

Karen Johnson Davidson County
Batch # 1289764 DEEDQC
06/25/2025 08:47:16 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20250625-0049893

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That husband, JAY ALLEN MCWHORTER, aka Jay A. McWhorter, and wife, CHRISTINA MARSHALL BURCH, aka Christina M. Burch, (herein "Grantors") for and in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and legal sufficiency is hereby acknowledged, and for the purpose of transferring Grantors' entire interest in the subject property, as tenants by the entirety, do hereby release, quit claim and convey, as tenants by the entirety, unto JAY ALLEN MCWHORTER and CHRISTINA MARSHALL BURCH, as Trustees of the JAY MCWHORTER AND CHRISTINA BURCH TRUST 2025, dated June 17th, 2025 (Collectively herein "Grantee") or their successors, with full power to sell, convey, mortgage or otherwise deal with said property without the joinder of any beneficiary, all their estate, right, title, interest and claim in and to a certain tract of parcel of land located in Davidson County, City of Goodlettsville, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 1 of the Re-subdivision of The Balthrop Tract as of record in Book 6250, page 814, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

BEING the same property conveyed to Christina M. Burch and husband, Jay A. McWhorter, from Donald D. Buck and wife, Mary Buck, by Warranty Deed on May 17th, 2002, and recorded on May 23, 2002, Instrument No. 20020523-0062784, Register's Office, Davidson County, Tennessee.

This is improved property, known as 5416 Brick Church Pike, Goodlettsville, TN 37072.

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

This instrument has been prepared in accordance with information furnished by the within named Grantor(s) and no stipulations are made as to the verification of public records as recorded in Davidson County, Tennessee, as to the ownership or status of title.

Tenn. Code Ann. § 35-15-510 (or appropriate successor statute) shall apply to this property and this conveyance. This conveyance preserves Grantors' Tenancy by Entirety (rights of survivorship) protections, with respect to creditors, in accordance with Tennessee law.

IN TESTIMONY THEREOF I have executed this instrument this 17th day of June, 2025.

Grantors:

JAY ALLEN MCWHORTER, aka Jay A. McWhorter

CHRISTINA MARSHALL BURCH, aka Christina M. Burch

Address of New Owner:	Send Tax Bills to:	Map and Parcel:
JAY ALLEN MCWHORTER and CHRISTINA MARSHALL BURCH, as Trustees of the JAY MCWHORTER AND CHRISTINA BURCH TRUST 2025, 5416 Brick Church Pike, Goodlettsville, TN 37072	JAY ALLEN MCWHORTER and CHRISTINA MARSHALL BURCH, as Trustees of the JAY MCWHORTER AND CHRISTINA BURCH TRUST 2025, 5416 Brick Church Pike, Goodlettsville, TN 37072	**18-83 10D 02552**

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared JAY ALLEN MCWHORTER and CHRISTINA MARSHALL BURCH to me known to be the persons described in and who executed the foregoing, and acknowledged that he/she executed the same as his/her free act and deed.

WITNESS my hand and Notarial Seal at office this 17th day of June, 2025.

RACHEL A. FOX STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY MY COMMISSION EXPIRES 11-26-2028

Notary Public

STATE OF TENNESSEE
COUNTY OF SUMNER

I, or we, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $10.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Person or Agency responsible for payment of taxes:
Name: JAY ALLEN MCWHORTER and CHRISTINA MARSHALL BURCH, as Trustees of the JAY MCWHORTER AND CHRISTINA BURCH TRUST 2025, dated June 17th, 2025.

Address: 5416 Brick Church Pike, Goodlettsville, TN 37072.

Grantee:

JAY ALLEN MCWHORTER, as Trustee of the JAY MCWHORTER AND CHRISTINA BURCH TRUST 2025, dated June 17th, 2025.

CHRISTINA MARSHALL BURCH, as Trustee of the JAY MCWHORTER AND CHRISTINA BURCH TRUST 2025, dated June 17th, 2025.

Subscribed and sworn to before me this 17th day of June, 2025.

Notary Public:

RACHEL A. FOX STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY MY COMMISSION EXPIRES 11-26-2028