Karen Johnson Davidson County
Batch# 1295689 DEEDQC
07/10/2025 09:54:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250710-0054264

PREPARED BY:

Robert J. Hazard, Esq.
HAZARD LAW, PLLC
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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

AFFIANT

Subscribed and sworn to before me on this day, July 9, 2025.

Notary Public

My Commission Expires: _____

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028

New Owner Address:
Chiles Family Trust
509 General George Patton Rd.
Nashville, TN 37221

Send Tax Bills To:
Same

Map-Parcel Number:
142-09[illegible]-R-509

QUITCLAIM DEED

Faye Jewell Chiles ("Grantor"), for consideration of $10.00, hereby releases, remises, and quitclaims to the **Chiles Family Trust**, dated July 9, 2025 ("Grantee"), a revocable trust established by the Grantor, all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

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

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.

<Signature page to follow.>

WITNESS my hand on this day, **July** 9, **2025**.

Faye Jewell Chiles, by Emily Chiles Dresch as Attorney-in-Fact for Faye Jewell Chiles, pursuant to that certain Durable General Power of Attorney of Faye Jewell Chiles, dated January 28, 2019, of record in Instrument No. **20250710-0054151**, Register's Office for Davidson County, Tennessee

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Emily Chiles Dresch**, as Attorney-in-Fact for Faye Jewell Chiles, pursuant to that certain Durable General Power of Attorney of Faye Jewell Chiles. dated January 28, 2019, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such personexecuted the foregoing instrument as such person's free act and deed and for the purposes contained therein.

WITNESS my hand and official seal. at office. on this day, July 9, 2025.

BRANDON WARNER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

My Commission Expires: 11/13/26

EXHIBIT A

A certain condominium located in Davidson County, Tennessee, being Unit No. 509 of River Plantation, Section VIII, Phase Two, together with the Carport designated as 509-C on the Plan of River Plantation Section VIII, Phase Two, of record in Plat Book 6900, Page 514-517 and as amended in Book 6900, Pages 654- 657, in the Register's Office for Davidson County, Tennessee, and as described as a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et. seq. of the Tennessee Code Annotated, under the Master Deed establishing River Plantation Condominiums of record in Book 7417, Page 396, as amended in Book 7389, Page 924 and Book 7389, Page 941, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; together with a percentage interest in the common elements and voting percentage as set forth in said Master Deed.

Being the same property conveyed to Faye Jewell Chiles by Warranty Deed from Carolyn Beauchamp Gerrand, Trustee U/A/D August 31, 1998 of the Gerrand Revocable Living Trust Agreement of record in Instrument No. 20071206-0141358, in the Register's Office of Davidson County, Tennessee, dated November 30, 2007 and recorded on December 6, 2007.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 509 General George Patton Rd., Nashville, TN 37221.

CERTIFICATE OF AUTHENTICITY

I, Robert J. Hazard, Esq., do hereby make oath that I am a licensed attorney and 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 July 9, 2025.

Affiant Signature

7/9/2025
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, July 9, 2025.

Notary Public

My Commission Expires: _____

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028