Karen Johnson
Batch # 1298586
07/18/2025 08 32 20 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250718-0056654

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.

Linda Benjamin
Affiant

STACY NEISLER
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

Subscribed and sworn to before me on July 10, 2025

NOTARY PUBLIC

My Commission Expires: 02/28/2027

Prepared By:
Stacy S. Neisler / The Law Office of Stacy S. Neisler PLLC
2011 Wall Street Spring Hill TN 37174 / (615) 302-3300

New Owner Address:
Linda Benjamin
8909 Macauley Lane
Nolensville, Tennessee 37135

Send Tax Bills To:
Linda Benjamin
8909 Macauley Lane
Nolensville, Tennessee 37135

NOW, THEREFORE, for and in consideration of the sum of One Dollar ($1.00), cash in hand paid, and other good and valuable consideration, **LINDA BENJAMIN AS TRUSTEE OF THE THOMAS E. BENJAMIN TRUST DATED DECEMBER 11, 1990, the Grantor,** does hereby convey, remise, release and forever quitclaim unto **LINDA BENJAMIN, the Grantee**, her heirs and assigns, all right, title and interest in and to a certain tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No 162 on the Final Plat of Burkitt Place, Phase 1A, Section 2, as of record in Instrument Number 20060315-0029571 and as corrected by Surveyor's Certificate of Correction of record in Instrument Number 20060427-0048556, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property and legal description conveyed to Thomas E Benjamin as Trustee of the Thomas E Benjamin Trust Dated December 11, 1990, by Quitclaim Deed dated December 7, 2023, of record in Instrument Number 20231214-0096431 in the Register's Office for Davidson County, Tennessee.

Thomas E. Benjamin died on June 3, 2025, leaving Linda Benjamin as his surviving spouse and the successor Trustee of the Thomas E Benjamin Trust Dated December 11, 1990

Map & Parcel: 186 04 0A 052.00

This property is improved property known as **8909 Macauley Lane, Nolensville, Tennessee 37135.**

This conveyance is made subject to all covenants, easements, rights of way, and agreements of record and set forth in the prior deed of record for this property.

The legal description herein was taken from the prior deed of record

All information contained herein was provided to the preparer of this instrument by Grantor A title examination was not performed or requested by either party

Said property is conveyed subject to such limitations, taxes, rights of way, by-laws, restrictions and encumbrances as may affect the premises.

WITNESS my hand on July 10, 2025.

THOMAS E. BENJAMIN TRUST DATED DECEMBER 11, 1990

BY: Linda Benjamin, Trustee
LINDA BENJAMIN, TRUSTEE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a Notary Public of the state and county mentioned, personally appeared LINDA BENJAMIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she is the Trustee of THOMAS E BENJAMIN TRUST DATED DECEMBER 11, 1990 and that as such, she has the authority to sign this instrument on behalf of THOMAS E BENJAMIN TRUST DATED DECEMBER 11, 1990 and that she executed the foregoing instrument for the purpose therein contained, by signing as Trustee of THOMAS E BENJAMIN TRUST DATED DECEMBER 11, 1990.

WITNESS my hand, at office, on July 10, 2025.

My commission expires:
02/28/2027

STACY NEISLER
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

NOTARY PUBLIC