The preparer of this Deed makes no representation as to the status of the title to the property conveyed herein, the deed reference, the description of the property and the survey upon which the description is based having been provided to the preparer of this deed by the Grantor.

Owner and person or agency responsible for payment of taxes:

Lindsay Camarillo Panella, Trustee
The Lindsay Camarillo Panella Revocable Living Trust
306 Green Acres Drive
Goodlettsville, TN 37072

Karen Johnson
Batch # 1299785
07/18/2025 01 11 03 PM
Fees $17 00 Taxes $0 00
Davidson County
DEEDWARR
3 pgs
20250718-0056837

WARRANTY DEED

THIS INDENTURE made this 10th day of June, 2025, between **Lindsay Panella Camarillo (being the same person as Lindsay Camarillo Panella)**, of Davidson County, Tennessee, Grantor, and **Lindsay Camarillo Panella, Trustee of The Lindsay Camarillo Panella Revocable Living Trust**, Grantee.

WITNESSETH: that said Grantor, for and in consideration of the sum of One Dollar ($1.00) to her in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto the said Grantee, the following described premises, to-wit:

Map 033, Parcel 14 0 069.00
Property Address: 306 Green Acres Drive, Goodlettsville, Tennessee

Land in Davidson County, Tennessee, being Lot No. 94 on the Plan of Pleasant Hills Addition of record in Book 3300, Page 7, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly margin of Green Acres Drive at the common corner of Lots Nos. 93 and 94; thence with the line between said lots, westerly 175 feet to a corner of Lot No. 95 on said Plan; thence with the line between Lot Nos. 94 and 95, southwesterly 179.1 feet to a point in the northerly margin of Green Acres Court; thence with the margin of the same easterly 243.1 feet to a point at the beginning of a curve; thence around said curve, northeasterly 39.3 feet to a point in the westerly margin of Green Acres Drive; thence with the margin of the same northerly 180.4 feet to the beginning.

BEING the same property conveyed to Lindsay Panella Camarillo from Joyce Z. Tapscott, Trustee of the Patrick Zirkle Panella Qualified Subchapter S Trust, by Trustee's Quitclaim Deed dated November 14, 2024, and recorded as Instrument No. 20241126-0092156 in the Register's Office for Davidson County, Tennessee.

José Camarillo joins in this conveyance to consent to the transfer of any right, title and interest he may have in and to the above described property, and does not join in the covenants and warranties herein stated.

With the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein.

This Instrument Prepared By
Victoria B. Tillman, Attorney at Law
McKinney & Tillman, P.C.
1019 Orchid Drive
Knoxville, Tennessee 37912

TO HAVE AND TO HOLD the said premises to the said Grantee, her successors and assigns forever.

And said Grantor, for herself and for her heirs, executors and administrators does hereby covenant with said Grantee, her successors and assigns, that she is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, and that said premises are free from all encumbrances and that she will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

The designation of the parties to this instrument in either the plural or singular shall be applied to, and mean, either number and whenever a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

No boundary survey was made at the time of this conveyance and the legal description is taken from the previous deed of record.

IN WITNESS WHEREOF the said Grantor hereunder sets her hand and seal the day and year first above written.

Lindsay Panella Camarillo (L.S.)
Lindsay Panella Camarillo (being the same person as Lindsay Camarillo Panella)

The Lindsay Camarillo Panella Revocable Living Trust dated June 10, 2025, is a revocable living trust established by Lindsay Camarillo Panella as Grantor and as Trustee.

ACKNOWLEDGMENT

STATE OF TENNESSEE)
:ss
COUNTY OF KNOX)

On this 10 day of June, 2025, before me personally appeared **Lindsay Panella Camarillo** (being the same person as Lindsay Camarillo Panella), the within named bargainor, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Leslie A Peal
Notary Public

My Commission Expires: 7/6/2025

LESLIE A. PEAL
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY

José Luis Camarillo (L.S.)
José Camarillo

ACKNOWLEDGMENT

STATE OF TENNESSEE)
:ss
COUNTY OF Davidson)

On this 01st day of July, 2025, before me personally appeared **José Camarillo**, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Judy C Magill
Notary Public

My Commission Expires: May 03, 2027

JUDY C MAGILL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03, 2027

AFFIDAVIT

STATE OF TENNESSEE)
:ss
COUNTY OF KNOX)

This transfer is exempt from tax pursuant to Tenn. Code Annotated § 67-4-409(a)(1)(C)(vi), and no oath of value shall be required.

Lindsay Camarillo Panella, Trustee of
The Lindsay Camarillo Panella Revocable
Living Trust

SWORN TO AND SUBSCRIBED before me
this 10 day of June, 2025.

Leslie A Peal
Notary Public

My Commission Expires: 7/6/2025

LESLIE A. PEAL
STATE OF TENNESSEE
NOTARY PUBLIC
KNOX COUNTY