Karen Johnson Davidson County
Batch# 1302702 DEEDQC
07/25/2025 03:59:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250725-0059112

PREPARED BY:

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

Actual consideration for this transfer is -$0-.

Catherine O'Neil Wise
AFFIANT

Subscribed and sworn to before me on this day, July 25, 2025.

Notary Public

My Commission Expires: [illegible]

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

New Owner Address:
Catherine O'Neil Wise Living Trust
1246 General George Patton Road
Nashville, TN 37221

Send Tax Bills To:
Same

Map-Parcel Number:
142-09-0E-046.00-CO

QUITCLAIM DEED

Catherine O'Neil Wise, Trustee of the Mary Lee Proctor O'Neil Living Trust, dated June 23, 2004 ("Grantor"), for consideration of $10.00, hereby releases, remises, and quitclaims to **Catherine O'Neil Wise, Trustee of the Catherine O'Neil Wise Living Trust, dated February 26, 2010** ("Grantee"), 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 25, 2025**.

Catherine O'Neil Wise

Catherine O'Neil Wise, Trustee of the Mary Lee Proctor O'Neil Living Trust, dated June 23, 2004

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Catherine O'Neil Wise, Trustee of the Mary Lee Proctor O'Neil Living Trust, dated June 23, 2004**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed 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 25, 2025**.

Hannah Jones

Notary Public

My Commission Expires: _____

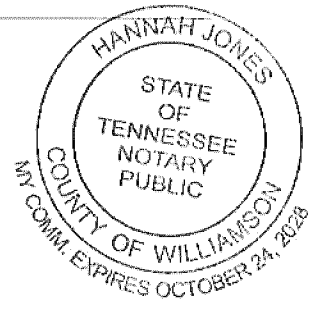


EXHIBIT A

Being Unit No. 1246, together with the Carport designated No. 1246-C, in River Plantation, Section Seven, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Seven, Condominium Apartments, recorded in Book 5200, Pages 705 and 706, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 6226, page 9, Register's Office for Davidson County, Tennessee, to which reference is hereby made. See also plat amendment in Book 6392, Page 321, said Register's Office.

Being the same property conveyed to Mary Lee Proctor O'Neil, Trustee of the Mary Lee Proctor O'Neil Living Trust, dated June 23, 2004, from Mary Lee Proctor O'Neil by deed of record in Instrument No. 20220728-0086268, Register's Office for Davidson County, Tennessee.

Mary Lee Proctor O'Neil having subsequently died on April 20, 2025, and Catherine O'Neil Wise having become the sole trustee of the Mary Lee Proctor O'Neil Living Trust, dated June 23, 2004 through the terms of said trust.

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

This property is commonly known as 1246 General George Patton Road, 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 25, 2025**.

Affiant Signature

7/25/2025
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, **July 25, 2025**.

Notary Public

My Commission Expires:

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