Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Karen Johnson Davidson County
Batch# 1306238 DEEDQC
08/06/2025 08:09:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250806-0062240

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Shelby Noel Woods
1705 Old Dickerson Road
Goodlettsville, TN 37072

Send Tax Bills To:
New Owner

Map and Parcel No.
09409005700

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Woods Family Trust c/o Michael L. Woods, Trustee**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Shelby Noel Woods**, ("Grantee"), all of his interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, State of Tennessee, being Lot 1, as shown on the map entitled Final Plat Resubdivision of Lot No. 3 on the Plan of Stanley Subdivision Plat Book 430, Page 112 and parts of Lot Nos. 6, 7, 8 and 9 on the Plan of Corley's Subdivision of Lot No. 75, Fairways Village as of record in Book 45, Page 575, of record in Instrument No. 20021223-0157905, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to **Woods Family Trust c/o Michael L. Woods, Trustee**, by Warranty Deed dated April 15, 2022, from **Jerry L. McCloud and wife, Terri Lynn McCloud, husband and wife**, recorded in Instrument No. 20220418-0044024, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **3 Cauley Avenue, Nashville, TN 37210**.

(Legal description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 5th day of August 2025.

Michael L. Woods, Trustee
Woods Family Trust

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Woods Family Trust c/o Michael L. Woods, Trustee,** with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 5th day of August 2025.

Notary Public

My Commission Expires:
8/10/2027

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 5th day of August 2025.

Notary Public

My Commission Expires:
8/10/2027

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Certificate of Authenticity

I, **Russell T. Cook,** do hereby make oath that I am a licensed attorney and/or 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 August 5, 2025.

Affiant Signature

August 5, 2025

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 5th day of August 2025.

Notary's Signature

My Commission Expires: 8/19/28

Notary's Seal:

ERIN D. STEVENSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES AUG 19, 2028