Karen Johnson
Batch # 1311152
08/18/2025 08 48 12 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250818-0065462

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 130
FRANKLIN, TN 37067
(615) 628-7775

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00. This is a transfer to a revocable trust.

Affiant

Subscribed and sworn to before me, this 6th day of August 2025.

Notary public

My commission Expires: 10/26/2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
James B. Cline Living Trust 393 Bonnavale Drive Hermitage, TN 37076	James B. Cline Living Trust 393 Bonnavale Drive Hermitage, TN 37076	074-08-0-188

FOR AND IN CONSIDERATION of Zero and 00/100 Dollars ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, James Burdette Cline, single man, does hereby quitclaim, transfer and convey unto James B. Cline, as Trustee of the James B. Cline Living Trust dated August 6, 2025, all of his right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 873, Section Eight, Hermitage Hills, according to survey and plat of same appearing of record in Book 3600, page 24, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to James Burdette Cline, single man, from Jerry Bowers, married, by Warranty Deed, dated May 30, 2023 and recorded on June 5, 2023, as Document No. 20230605-0042308, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 393 Bonnavale Drive, Hermitage, TN 37076

Witness my hand this 6th day of August, 2025.

James Burdette Cline, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Madelyn Stampley, Notary Public, James Burdette Cline, as Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, August 6, 2025.

[Seal]

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Madelyn Stampley, Notary Public
My commission expires: 10/26/2025