Karen Johnson
Batch # 1319243
09/08/2025 11.06 59 AM
Fees $17 00 Taxes $0 00

Davidson County
DEEDWARR
3 pgs

20250908-0071486

This document prepared by
Tree Ring Legal
PO Box 744
Smyrna, TN 37167

| Address of New Owner | Send Tax Bill to | Map/Parcel Number |
|---|---|---|
| Grace N. Inyang<br>330 Johnstone Drive<br>Madison, MS 39110 | Grace N. Inyang<br>330 Johnstone Drive<br>Madison, MS 39110 | Map 162-12, Parcel 45 |

This document was prepared with information from public record, and was not verified by a title search, survey, or other method

Grantor: Grace N. Inyang, a single individual

Grantee: Grace N. Inyang, as Trustee of the Grace Inyang Revocable Trust dated August 26, 2025

STATE OF MS )
)
COUNTY OF Madison )

Pursuant to TCA § 67-4-409, the actual consideration of this transfer is $0 (zero dollars).

Grace Inyang
Affiant

Sworn and subscribed before me on this the August 26, 2025.

Notary Public

My commission expires: 4/20/29

# Warranty Deed

For and in consideration of the sum of ten dollars, paid by the herein grantee, I, Grace N. Inyang do hereby convey to Grace N. Inyang, Trustee of the Grace Inyang Revocable Trust dated August 26, 2025, all of my interest and title in a certain land described as follows to-wit:

Land in Davidson County, being Lot Number 173, on the 2nd Revision Plan of Meadow Woods, Phase I, of record in Plat Book 9700, at page 519, and amended in Plat Book 9700, Page 570, Register's for Davidson County, Tennessee. to which reference is hereby made for a more complete description.

Being the same property conveyed to Grace E. Akpan, a single individual, by Warranty Deed dated August 15, 2000, from Jerry Butler Builders, LLC, a Tennessee Limited Liability Company, of record in 200008210082626, Register's Office for Davidson County, Tennessee. Grace E. Akpan and Grace N. Inyang are the same person.

Subject to all matters of record in Plat Book 9700, page 570, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 10666, page 748, and Book 10788, page 10, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

This improved property is known as 1508 Laurel Oak Drive, Antioch, TN 37013.

To have and to hold, the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to said Grantees, their heirs and assigns forever, and we do covenant with the said Grantees that we are lawfully seized and possessed of land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall be the plural, the plural the singular, and the use of any gender shall be applicable to all persons.

Note: The purpose of this document is to transfer property into a revocable living trust.
Note 2: The Grantor and Grantee are the same person.

[Signatures on Next Page.]

Grace N. Inyang

STATE OF MS )
)
COUNTY OF Madison )

Personally appeared before me, Greg Callender, Notary Public, the within named Grace N. Inyang, Grantor, with whom I am personally acquainted or proven to me with reasonable certainty, who acknowledged that they executed this instrument for the purposes therein contained.

STATE OF MISSISSIPPI
GREG CALLENDER
NOTARY PUBLIC
Lamar County
Commission Expires
April 20, 2029
COMMISSION NUMBER 112019

Notary Public

My commission expires: 4/20/29