Karen Johnson
Batch # 1320901
09/11/2025 08 27 57 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250911-0072518

EXEMPT FROM TRANSFER TAX:

The True and Actual Consideration Paid for this Transfer, Stated in Terms of Dollars, is -0-.

Transfer to Present Owners' Revocable Trust who is the beneficiary of the Trust or back to original owner and is exempt under TCA 67-4-409(a)(3)(F).

No oath of value shall be required in any transaction that is exempt from tax. TCA 67-4-409(a)(5)

Prepared by parties to this instrument
Ryan Motta and Emily Motta
4803 Wales Court
Nashville, TN 37211 (724) 813-2945

When recorded, mail this to:
RYAN CHRISTOPHER MOTTA and
EMILY AUGUSTA MOTTA, TRUSTEES
4803 WALES COURT
NASHVILLE, TN 37211

Owner/Person responsible for payment of taxes is, and mail tax statements to:
RYAN CHRISTOPHER MOTTA and
EMILY AUGUSTA MOTTA, TRUSTEES
4803 WALES COURT
NASHVILLE, TN 37211

QUITCLAIM DEED

GRANTORS, RYAN MOTTA and EMILY MOTTA, husband and wife, whose mailing address is 4803 Wales Court, Nashville, TN 37211, of Davidson County in the State of Tennessee, the undersigned Grantors, for **NO CONSIDERATION**, do hereby remise, release and forever quitclaim to

GRANTEES, RYAN CHRISTOPHER MOTTA and EMILY AUGUSTA MOTTA, as TRUSTEES of THE MOTTA FAMILY LIVING TRUST dated August 18**, 20**25**,** whose mailing address is 4803 Wales Court, Nashville, TN 37211,

all their interest in the following described real property in the County of **DAVIDSON**, State of **TENNESSEE**

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Cathey Heights, Section I of record in Plat Book 2854, Page 45, Register's Office for said County, to which reference is made for a more complete description.

Map and Parcel Number 14708007300

The address of such real estate is commonly known as: 4803 Wales Court, Nashville, Tennessee

Being the same property as that deed recorded March 29, 2021, Document No 20210329-0041111, records of Davidson County, and subject to all conditions, covenants, restrictions, reservations, easements, rights, and rights of way of record, if any, to current taxes, and to any other matters of record affecting said property

Together with all the PRIVILEGES AND APPURTENANCES to the same belonging

IN WITNESS WHEREOF, Grantors have executed this deed this 18 day of August, 2025

RYAN MOTTA

EMILY MOTTA

STATE OF TENNESSEE
COUNTY OF Davidson

On this 18 day of August, 2025, before me personally appeared RYAN MOTTA and EMILY MOTTA, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person's/persons' free act and deed

Seal

SARA TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-4-2027

Signature of Notary Public

My commission expires 1/4/2027