Prepared by: Wessley S. Inscoe, Attorney, 512 Madison Street, Suite A, Clarksville, TN 37040, without the benefit of a full title examination and no liability is assumed for any status in title or matters which would be disclosed by such title examination.

Karen Johnson Davidson County
Batch # 1324177 DEEDQC
09/19/2025 08:58 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20250919-0074866

Kevin Shane Congdon, et ux.

TO:

Kevin Shane Congdon and Carrie Lynn Grace-Congdon, Trustees of the Congdon Family Revocable Trust dated September 15, 2025

QUITCLAIM DEED

THIS QUITCLAIM DEED OF REALTY, executed this 15th day of September, 2025, by and between **Kevin Shane Congdon and Carrie Lynn Grace-Congdon, husband and wife** ("Grantors"), and **Kevin Shane Congdon and Carrie Lynn Grace-Congdon, Trustees of the Congdon Family Revocable Trust dated September 15, 2025, and any amendments thereto** ("Grantees"),

WITNESSETH:

That for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Grantors do hereby quitclaim and convey unto Grantees, all of Grantors' right, title, and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> BEING Lot No. 145, SECTION THREE, TULIP GROVE, as shown by Plat of record in Plat Book 3700, Page 146, of 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 Kevin Shane Congdon and Carrie Lynn Grace-Congdon, husband and wife, by Warranty Deed from Zachary Ellsworth and Samantha McMahon, tenants in common with right of survivorship, dated April 10, 2024, and recorded on April 19, 2024, in Instrument No. 20240419-0028363, in the Register's Office for Davidson County, Tennessee.

This is the same description as in the previous deed of record.

This conveyance and the concerned real estate are subject to the following: (1) all applicable zoning ordinances, (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and

easements of record, (4) building restrictions, and (5) all other matters and restrictions of public record.

This is improved property, known as: **508 Albany Drive, Hermitage, TN 37076.**

IN WITNESS WHEREOF, Grantors have executed this quitclaim deed of realty as of the date written first herein.

Kevin Shane Congdon
Grantor

Carrie Lynn Grace-Congdon
Grantor

STATE OF KENTUCKY)
COUNTY OF CHRISTIAN)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Kevin Shane Congdon and Carrie Lynn Grace-Congdon**, named within, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 15th day of September, 2025.

JENNIFER LEEANN HILTON NOTARY PUBLIC COMMONWEALTH OF KENTUCKY My Commission Expires 04-22-2029 Comm. # KYNP24826

Notary Public

My Commission Expires: 04/22/2029

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED § 67-4-409(a)(1)(C)(vi).

Property Owner(s) Name and Mailing Address	**Person/Entity Responsible for Payment of Property Taxes**	**Property Address and Map/Parcel No.**
Kevin S. Congdon and Carrie L. Grace-Congdon, Trustees 15547 Greenville Road Hopkinsville, KY 42240	Same/Owner	508 Albany Drive Hermitage, TN 37076 075-03-0-052.00