Karen Johnson Davidson County
Batch# 1330534 DEEDQC
10/06/2025 12:18:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20251006-0079542

This Instrument Prepared by:
Oath Law
1214 East 33rd Street
Tulsa, OK 74105

Taxes To:
Darrell Lynn Dennis & Valerie Dennis
609 Southshore Point
Mt. Juliet, TN 37122

TENNESSEE QUITCLAIM DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

KNOW ALL MEN BY THESE PRESENTS, that the grantor, **Darrell Dennis and Valerie Dennis,** husband and wife whose address is: 609 Southshore Point, Mt. Juliet, Tennessee 37122 and **Amber Dennis,** an unmarried person and **Lauren Dennis,** an unmarried person, whose address is: 6101 Allen Court, Hermitage, Tennessee 37076 for and in consideration of the sum of One and No/100 Dollars ($1.00) to me in hand paid and the receipt of which is hereby acknowledged, has bargained, sold, released, remised, quitclaimed and conveyed, and by these presents do bargain, sell, release, remise, quitclaim and convey to the grantee, **Darrell Lynn Dennis and Valerie Dennis, Trustees of the Darrell Lynn Dennis and Valerie Dennis Oath Trust, dated June 26, 2025, and any amendments thereto** (referred to herein as "Grantee" whether one or more), whose address is: 609 Southshore Point, Mt. Juliet, Tennessee 37122, the following tract of land located in Davidson County, State of Tennessee, to-wit:

> Being Lot Number 55 on the Plan of New Hope Estates, Phase Three of record in Plat Book 9700, Page 494, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Derivation Clause: Said property being one and the same property conveyed to Grantor herein by way of deed of record at Instrument No. 20210907-0119224 in the Register's Office of Davidson, Tennessee.

This conveyance is made by a transferor of real estate to a revocable living trust created by the same transferor or by a spouse of the transferor. This transfer constitutes a nontaxable exchange pursuant to T.C.A. §67-4-409(a)(3)(F).

THIS CONVEYANCE is made subject to: any and all restrictions, covenants, conditions and easements, if any, relating to the herein above described property, but only to the extent they are still in effect, shown of record in the herein above mentioned County and State, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any, but only to the extent that they are still in effect, relating to the herein above described property.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on

10/02, 2025

Darrell Dennis, GRANTOR

Valerie Dennis, GRANTOR

STATE OF TENNESSEE)
) ss.
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Darrell Dennis and Valerie Dennis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged them to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Breanna Holt STATE OF TENNESSEE NOTARY PUBLIC County of Davidson

WITNESS my hand and Official Seal at office this 10/02, 2025

Breanna Holt

Notary
My commission expires: 10/04/27

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer is NONE.

Darrell Dennis, AFFIANT

Valerie Dennis, AFFIANT

Breanna Holt STATE OF TENNESSEE NOTARY PUBLIC County of Davidson

Sworn to and subscribed before me this 10/02, 2025

Breanna Holt

Notary
My commission expires: 10/04/27

(FOR RECORDING DATA ONLY)

Parcel Information: 087 09 0 110.00

Property Address: 6005 Elijah Court Hermitage, Tennessee 37076 a/k/a 6101 Allen Court, Hermitage, Tennessee 37076

Name and Address of the Property Owner:
Darrell Lynn Dennis and Valerie Dennis
609 Southshore Point, Mt.Juliet, Tennessee 37122

Amber Dennis, GRANTOR

STATE OF TENNESSEE)
) ss.
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Amber Dennis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged them to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Breanna Holt STATE OF TENNESSEE NOTARY PUBLIC County of Davidson

WITNESS my hand and Official Seal at office this 10/02/25, 2025

Breanna Holt
Notary
My commission expires: 10/4/27

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer is NONE.

Amber Dennis, AFFIANT

Breanna Holt STATE OF TENNESSEE NOTARY PUBLIC County of Davidson

Sworn to and subscribed before me this 10/02, 2025.

Breanna Holt
Notary
My commission expires: 10/4/27

Lauren Dennis

Lauren Dennis, GRANTOR

STATE OF TENNESSEE)
) ss.
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Lauren Dennis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged them to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Breanna Holt STATE OF TENNESSEE NOTARY PUBLIC County of Davidson

WITNESS my hand and Official Seal at office this 10/2, 2025

Breanna Holt

Notary
My commission expires: 10/4/27

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration for this transfer is NONE.

Lauren Dennis

Lauren Dennis, AFFIANT

Sworn to and subscribed before me this 10/2, 2025

Breanna Holt

Notary
My commission expires: 10/4/27

Breanna Holt STATE OF TENNESSEE NOTARY PUBLIC County of Davidson

Tennessee Certification of Electronic Document

I, William Jenkins, 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 10/2/2025 (date of document).

Affiant Signature

10/6/25
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 6 day of October, 2025.

Notary's Signature

MY COMMISSION EXPIRES:

NOTARY'S SEAL

My Commission Expires
October 4, 2027

BURGESS EDSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY