Karen Johnson Davidson County
Batch# 1342233 DEEDQC
11/05/2025 11:35:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20251105-0088205

This Instrument Was Prepared By:
Ally M. Hicks
Riggs Davie PLC
104 Continental Place, Suite 320
Brentwood, Tennessee 37027

STATE OF TENNESSEE )
COUNTY OF WILLIAMSON )

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for the transfer is $0.00.

Christopher J. Hodges, Affiant

Subscribed and sworn to before me this 22 day of August, 2025.

Notary Public
My Commission Expires: 3/3/26

CONNOR D. McDONALD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires 3/3/2026

**THIS INSTRUMENT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AND/OR TITLE EXAMINATION, AND THE PREPARER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION CONTAINED HEREIN OR PROVIDED BY THE PARTIES HERETO. THE PREPARER HAS NOT PROVIDED ANY TAX ADVICE, INCLUDING, BUT NOT LIMITED TO, INCOME OR GIFT TAX ADVICE, TO ANY PARTY HERETO REGARDING THIS CONVEYANCE, AND THE PREPARER HAS NOT FILED AND WILL NOT FILE ANY TAX RETURNS REGARDING THE SAME.**

# QUITCLAIM DEED

| ADDRESS OF NEW OWNER | SEND TAX BILLS TO | PARCEL ID NO. |
|---|---|---|
| Christopher Jacob Hodges, Co-Trustee<br>Jordan W. Hodges, Co-Trustee<br>363 Barrywood Drive<br>Nashville, TN 37211 | Same | 147 09 0 052.00 |

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee (hereinafter named), and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, **Christopher J. Hodges and Jordan W. Hodges, husband and wife,** the "**Grantors**", do hereby convey and quitclaim unto **Christopher Jacob Hodges and Jordan W. Hodges, Co-Trustees of the Hodges Family 2025 TBE Trust dated August 22, 2025, a trust,** the "**Grantee**", all of Grantors' interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, as described in Exhibit A attached hereto.

This conveyance is subject to any and all taxes, restrictions, easements, zoning, setbacks, and other matters which may affect the above-described property. The provisions of Tennessee Code Annotated § 35-15-510 shall apply to the above-described property and its proceeds.

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantors, this the 22nd day of August, 2025.

Christopher J. Hodges

Jordan W. Hodges

STATE OF TENNESSEE )
) SS:
COUNTY OF WILLIAMSON )

Before me, Connor McDonald, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared Christopher J. Hodges and Jordan W. Hodges, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the within named bargainors, and that they, with the authority to do so, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 22nd day of August, 2025.

CONNOR D. MCDONALD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires 3/3/2026

Notary Public

My Commission Expires: 3/3/26

## EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 84 on the Re-Subdivision of Part of Crievewood, of record in Plat Book 2330, Page 90, in the Register's Office of Davidson County, Tennessee, described as follows:

Said Lot No. 84 fronts 105.1 feet on the Southerly side of Barrywood Drive and runs back 216.8 feet on the Easterly line and 224.7 feet on the Westerly line to a broken line in the rear on which it measures 105.3 feet.

Being the same property conveyed to Christopher J. Hodges and Jordan W. Hodges, husband and wife, by Warranty Deed from Shirley M. Baldwin, of record in Instrument No. 20240611-0043423 dated June 6, 2024, Register's Office for Davidson County, Tennessee.

The above-described property is improved property known as 363 Barrywood Drive, Nashville, Tennessee 37211.

This legal description is the same as from the previous deed of record.

CONSIDER: THERE HAS BEEN NO TAX ADVICE, INCLUDING, BUT NOT LIMITED TO, INCOME OR GIFT TAX ADVICE ON THE TRANSFER OF THIS PROPERTY, NOR THE FILING (IF REQUIRED) OF ANY TAX RETURNS AND PREPARER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION FURNISHED BY THE GRANTOR SHOWN HEREIN.

**Tennessee Certification of Electronic Document**

I, Ally M. Hicks, 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 August 22, 2025 (date of document).

Affiant Signature

10-27-25
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 27th day of October, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 03/06/29

NOTARY'S SEAL

