Karen Johnson Davidson County
Batch# 1346514 DEEDQC
11/14/2025 03:31:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251114-0091145

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
21 Platform Way South, Suite 3500
Nashville, TN 37203

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Garrett Ronald Hegel and Sharon Sue Hegel, Co-Trustees 4020 Skyline Drive Nashville, TN 37215	Garrett Ronald Hegel and Sharon Sue Hegel, Co-Trustees 4020 Skyline Drive Nashville, TN 37215	117 13 0 022.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, we, GARRETT R. HEGEL and SHARON S. HEGEL (the "Grantor"), hereby quitclaim and convey to GARRETT RONALD HEGEL and SHARON SUE HEGEL, CO-TRUSTEES OF THE SHARON AND GARRETT HEGEL COMMUNITY PROPERTY TRUST, their successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of our interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 9, as shown on the map entitled Plan of Vailwood Heights, of record in Plat Book 1835, page 32, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed by deed of record as Instrument #20231113-0088385, Register's Office for Davidson County, Tennessee.

Being property known as 4020 Skyline Drive, Nashville, Tennessee.

[The remainder of this page is intentionally left blank. See signature page to follow.]

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 13 day of November, 2025.

GARRETT R. HEGEL

SHARON S. HEGEL

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Garrett R. Hegel and Sharon S. Hegel, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, as of this 13th day of November, 2025.

MARYAM HEAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires May 8, 2028

Notary Public
My Commission Expires: May 8, 2028

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me, this 13th day of November, 2025.

MARYAM HEAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires May 8, 2028

Notary Public
My Commission Expires: May 8, 2028

Tennessee Certification of Electronic Document

I, Lucretia Albert, 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 11-13-25 (date of document).

Lucretia Albert
Affiant Signature

11/14/2025
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 14 day of November, 2025.

Emerald S. Burns
Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

