THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

Karen Johnson Davidson County
Batch# 1346865 DEEDQC
11/17/2025 08:06:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20251117-0091188

QUITCLAIM DEED

This quitclaim deed was prepared without the benefit of a title search.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
The Knox Family Legacy Trust dated May 23, 2019 9308 Chevoit Drive Brentwood, TN 37027	NEW OWNERS	131121A00200CO

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **American New Development Group, LLC, a Tennessee limited liability company,** by these presents does hereby quitclaim and convey unto **Brandon C. Knox and Elizabeth C. Knox, Trustees of the Knox Family Legacy Trust dated May 23, 2019, and any amendments thereto,** its heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

> Land in Davidson County, Tennessee, being Unit B on the Plan of Homes at 4512 Granny White Pike, a Horizontal Proprety Regime with Private Elements, established by plan of record in Exhibit "B" of the Declaration of Covenants, Conditions and Restrictions for Homes at 4512 Granny White Pike at Instrument No. 20170508-0045695, in the Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to American New Development Group, LLC by Quitclaim Deed from Brandon C. Knox and Elizabeth C. Knox, husband and wife, of record in Instrument No. 200180503-0042272, Register's Office for Davidson County, Tennessee, dated April 30, 2018 and recorded on May 3, 2018.

This is improved property known as 4512 B Granny White Pike, Nashville, TN 37204.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

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

Affiant

My commission expires:
(Affix Seal)

Notary Public

BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 7th day of November, 2025.

American New Development Group, LLC

By: _____

Name: BRANDON C. KNOX

Title: MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Brandon C. Knox, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be a Member of **American New Development Group, LLC**, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 7th day of November, 2025.

_____
Notary Public

My Commission Expires: 11-8-28

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/08/2028
DAVIDSON COUNTY

American New Development Group, LLC

By: Elizabeth C Knox

Name: ELIZABETH C. KNOX

Title: MEMBER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Elizabeth C. Knox, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be a Member of **American New Development Group, LLC**, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 13th day of November, ~~2025~~.

Notary Public

My Commission Expires: 11-8-28

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
11/08/2028
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 11-13-2025.

Affiant Signature

14th day of November, 2025
Date

State of Tennessee

County of Davidson

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

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

