Karen Johnson
Batch # 1349344
11/21/2025 08 19 15 AM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs

20251121-0093012

This Instrument Prepared By
C Dan Scott, Esq
SCOTT LAW GROUP, PC
P O Box 547
Seymour, TN 37865
(865) 246-1050

TAX MAP 053-09 GROUP OB PARCEL 080.00 CO

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS: That

REPALMA ROSEMARIE BERNARD,

party of the first part, for and in consideration of ONE DOLLAR ($1.00) and other good and valuable consideration have released, remised and quit claimed and do hereby release, remise and quit claim unto

REPALMA ROSEMARIE BERNARD, Trustee of THE REPALMA ROSEMARIE BERNARD LIVING TRUST dated October 21, 2025,

party of the second part, all their right, title, claim and interest in that certain real property and premises located in Davidson County, Tennessee, and being more particularly described as follows, to wit

SEE ATTACHED EXHIBIT A

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claim to homestead and dower therein, the said premises unto the said party of the second part, their heirs and assigns, forever

This quit claim deed was prepared from information provided by the Grantee. The preparer of this deed makes no representation as to the status of the title on this property, no title examination having been completed at the time of this conveyance.

Preparer makes no warranties or representations as to the status of the title to the property described herein, other than that the description has been properly prepared from the information provided to the preparer

WITNESS my hand this 21st day of October 2025.

REPALMA ROSEMARIE BERNARD

STATE OF TENNESSEE
COUNTY OF SEVIER

Before me, the undersigned authority, a notary public in and for the State and County aforesaid, personally appeared Repalma Rosemarie Bernard, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained

WITNESS my hand and official seal this 21st day of October 2025

NOTARY PUBLIC
My commission expires: 3/28/27

SEVIER COUNTY
DAN SCOTT
STATE OF TENNESSEE
NOTARY PUBLIC

I, or we, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $ -0- , which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair voluntary sale

x C Wen Scott, Agent
Affiant

Subscribed and sworn to before me
this 21st day of October 2025

Mary Faith Scott
Notary Public
My Commission Expires 3-28-27

SEVIER COUNTY
MARY FAITH SCOTT
STATE OF TENNESSEE
NOTARY PUBLIC

Person or agency responsible
for payment of taxes

Name Repalmar R. Bernard
Address 1900 Grants Pass
Madison, TN 37115

Owner

Repalmar RoseMarie Bernard Living Trust
1900 Grants Pass
Madison, TN 37115

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 47 on the Plan of Section Three, Cumberland Station at Wilson Camp of record in Plat at Instrument No. 20031006-0146888, in the Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Repalma Rosemarie Williams Bernard, married, and Kelley Maria Williams, unmarried, as joint tenants with rights of survivorship, by deed dated November 25, 2020, and of record at Instrument No. 202012140146967, in the Register's Office for Davidson County, Tennessee.

Parcel Id: 053090B308000CO