Karen Johnson Davidson County
Batch# 1352825 DEEDQC
12/02/2025 12:18:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251202-0095443

PREPARED BASED ON PRIOR DEED. TITLE SEARCH NOT PROVIDED

Prepared and Return to:
Amy Cross Nance Attorney at Law, PLLC
103 Forrest Crossing Blvd Suite 205
Franklin, Tennessee 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Georgeanne Goodwin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME. THIS THE 10
DAY OF Oct, 2025.

Notary Public
My Commission Expires: 4/7/27

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Address New Owner	Send Tax Bills	Map-Parcel Numbers
The Matthew Henry Goodwin Supplemental Needs Trust 1605 Knox Ct Brentwood TN 37027	**Same**	133 04 0 057.00

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged that Matthew Henry Goodwin has bargained and sold, and do hereby convey, remise, release and forever quitclaim unto unto David Goodwin and Georgeanne Goodwin, Co-Trustees of The Matthew Henry Goodwin Supplemental Needs Trust established November 16, 2016 their successors heirs and/or assigns, their entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Being Lot 2 on the Plan of ReSubdivision Lots 2 & 3 Twin Oaks Subdivision of record in Instrument No. 20220802-0087680 Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete and accurate description

Being the same property conveyed to Matthew Henry Goodwin by deed from David Goodwin and Georgeanne Goodwin of record in Instrument No. 20220815-0092535 Register's Office for Davidson County, Tennessee

This is improved property known as 3202 Glencliff Road, Nashville, TN 37211

This instrument and the interest released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 14th day of October, 2025.

Matthew Henry Goodwin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Matthew Henry Goodwin the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 14th day of October, 2025.

Notary Public

My Commission expires 2/7/27

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Amy Cross Nance, 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 this **14** day of **Oct** 2025

Dated **November 25**, 2025

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me the within named Amy Cross Nance who made oath that she has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purpose of herein described.

Witness my hand and official seal this **25** day of **November**, 2025

My commission expires: 3/4/29

Notary Public

EMILY HOBBY
TENNESSEE
NOTARY
PUBLIC
COUNTY OF MARSHALL