Return to and
Prepared by:
Brian Lavoy Payne
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TN BPR # 11639
4235 Hillsboro Pike, Suite 300
Nashville, Tennessee 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0-

Affiant

Subscribed and sworn to before me this 18th day of March, 2026.

Notary Public
My commission expires: 09/07/2026

BRIAN PAYNE
TENNESSEE NOTARY PUBLIC
My Comm Exp. 09/07/2026
COUNTY OF DAVIDSON

Karen Johnson
Batch # 1395389
03/20/2026 10:39:47 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260320-0022316

**PREPARER MAKES NO REPRESENTATIONS/WARRANTIES AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, OR ANY TAX RAMIFICATIONS FROM SUCH CONVEYANCE, THE SAME HAVING BEEN PREPARED FROM INFORMATION FURNISHED SOLELY BY THE PARTIES HERETO WITHOUT BENEFIT OF A TITLE SEARCH.**

| Address of New Owner: | Send Tax Bills to: | Tax Information: |
|---|---|---|
| Cory Landon Sharp, Trustee<br>Raquel Renee Sharp, Trustee<br>1312 Hadley Avenue<br>Old Hickory, TN 37138 | New Owner | 43-4A-47.00 |

## QUITCLAIM DEED

For and in consideration of the sum of one dollar & no/100 ($1.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency whereof is hereby acknowledged, **Cory Sharp and Raquel Sharp, husband and wife,** hereinafter the Grantors, by these presents, do hereby quitclaim and convey to **Cory Landon Sharp and Raquel Renee Sharp, Co-Trustees, or their successor trustees in interest as they may appear, of The Cory and Raquel Sharp Living Trust, u/a dated March 18, 2026, and any amendments and/or restatements thereto,** hereinafter Grantees, all right, title, and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 47 on the Final Plat of River Landing, Section I, Phase 1, of record in Instrument No. 200609180115492, Register's Office for said County, to which reference is made for a more complete description.

Being a portion of the same property conveyed to Cory Sharp by Quitclaim Deed from Lois Abel, dated August 6, 2017, recorded August 7, 2017, in Instrument No. 20170807-0080717 Office of the Register of Deeds of Davidson County, Tennessee.

Raquel Sharp joins in this conveyance to convey her marital interest, if any, in the subject property.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Pursuant to Tennessee Code Annotated Section 67-4-409(a)(1)(C)(vi) this conveyance is exempt from the payment of real estate transfer tax as a conveyance from the Grantors to themselves as Trustees of their revocable living trust.

This is improved property known as 805 Swinging Bridge Road, Old Hickory, TN 37138

Witness my hand this 18th day of March, 2026.

Cory Sharp

Raquel Sharp

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Cory Sharp** and **Raquel Sharp**, the bargainors, 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 and official seal at Nashville, Tennessee, this 18th day of March, 2026.

Notary Public

My commission expires: 09/07/2026

BRIAN PAYNE
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
09/07/2026
COUNTY OF DAVIDSON