Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Terrence Scot Clausing and Ellen Rebecca Effler Sutton 4540 Brick Church Pike Whites Creek, TN 37189	**032 00 0 189.00**	**SAME**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Terrence Scot Clausing** (the "Grantor"), by these present hereby transfers, assigns, and quitclaims to **Terrence Scot Clausing and Ellen Rebecca Effler Sutton, husband and wife, as tenants by the entirety** (the "Grantees"), Grantees' successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **4540 Brick Church Pike, Whites Creek, TN 37189**.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-.

Affiant

Karen Johnson
Batch # 1415026
05/04/2026 09:02:43 AM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20260504-0039202

Subscribed and sworn to before me this 22nd day of April, 2026.

Notary Public
My Commission Expires: 06/20/2027

KATIE CESERETTI
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Grantor and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Warner Jones or Carter Shelton Jones, PLC perform a title examination; and that neither Warner Jones nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 22nd day of April, 2026.

TERRENCE SCOT CLAUSING

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 **Terrence Scot Clausing,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 22nd day of April, 2026.

Notary Public

My Commission Expires:
06/20/2027

KATIE CESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

EXHIBIT A

(Legal Description of the Property)

A tract of land located in the 10th Councilmanic District of Davidson County, Tennessee, and being part of Parcel 1 on Tax Map 32 and being more particularly described as follows:

Beginning at a set No. 5 Rebar in the West margin of Brick Church Pike at the common corner of tracts 1 and 2 and proceeding as follows: With the west margin of Brick Church Pike South 11 deg. 17' 09" East a distance of 97.79 feet to a set No. 5 Rebar; thence continuing with the West margin of Brick Church Pike around a curve to the Right, said curve having a radius of 1608.27, a length of 255.02, a chord length of 254.76, and a chord bearing of South 05 deg. 34' 23" East to a wooden post at the common corner of Tract 2 and the Helen Gray Property of record in Book 4627, page 550, RODC; thence with the common line of Tract 2 and Grays Property North 83 deg. 12' 01" West a distance of 296.90 feet to a set No. 5 Rebar; thence continuing with the common line of Tract 2 and Gray North 87 deg. 00' 00" West a distance of 924.00 feet to a set No. 5 Rebar; thence with the common line of Tract 2 and the James Jennings Property of record in Book 6231, page 39 RODC due West a distance of 280.50 feet to a set No. 5 Rebar at the common corner of Tract 2 and the Jennings Property; thence with the common line of Tract 2 and Jennings North 00 deg. 58' 03" East a distance of 326.44 feet to a set No. 5 Rebar at the common corner of Tracts 1 and 2; thence with the common line of Tracts 1 and 2 South 87 deg. 36' 37" East a distance of 1449.92 feet to the Point of Beginning containing 10.97 acres as per survey by Maptech, Inc., John W. Burke, Jr., TN RLS No., dated 1-29-01.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

BEING the same property conveyed to Terrence Scot Clausing from Joshua Lynn Dellinger, unmarried, by warranty deed filed for record on March 22, 2018, Instrument Number 20180322-0027269, as of record in the Register's Office for Davidson County, Tennessee.