Karen Johnson
Batch # 1419801
05/13/2026 10:22:42 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20260513-0042962

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual value or consideration, whichever is greater, for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this 5 day of May, 2026.

Notary Public
My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-19-2027

THIS INSTRUMENT PREPARED BY:
PURYEAR, NEWMAN & MORTON, PLLC
130 Fourth Avenue South; P. O. Box 40, Franklin, Tennessee 37065
Telephone (615) 790-2444; Facsimile (615) 790-2951

QUITCLAIM DEED

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
Benjamin Jay Sparks and Andrew Wesley Sparks, Trustees of the Benjamin E. Sparks Testamentary Trust		Owner	173 09 0 A 499 00CO
8730 Gauphin Pl.	8730 Gauphin Pl.		
Nashville, TN 37211	Nashville, TN 37211		

FOR AND IN CONSIDERATION FOR AND IN CONSIDERATION of the sum of One Dollar and 00/100 ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, **Andrew Wesley Sparks, an unmarried man,** hereinafter called "**Grantor,**" hereby conveys and quitclaims unto **Benjamin Jay Sparks and Andrew Wesley Sparks, Trustees of the Benjamin E. Sparks Testamentary Trust,** hereinafter called "**Grantee,**" its successors and assigns, all of his right, title and interest, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 415 on the Plan of Phase Seven, Lenox Village, of record in Instrument No. 20051028-0130418, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Andrew Wesley Sparks, an unmarried man by Warranty Deed dated April 28, 2017 from Douglas B. Mayo, an unmarried man of record in Instrument No. 20170503-0043806, Register's Office for Davidson County, Tennessee on May 3, 2017.

WITNESS my hand this the 5th day of May, 2026.

Andrew Wesley Sparks

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, Jane A. Swartz, the undersigned, a Notary Public, in and for said State and County, **Andrew Wesley Sparks,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this the 5th day of May, 2026.

NOTARY PUBLIC

My Commission Expires: 7.18.2027

JANE A SWARTZ
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY