Karen Johnson Davidson County
Batch# 1427994 DEEDQC
06/04/2026 01:03:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20260604-0050591

THIS INSTRUMENT PREPARED BY: From information furnished by the parties.
Johnson McGinnis Elder Care Law & Estate Planning, PLLC
104 Wyncrest Way, Suite 100
Hendersonville, TN 37075

Address New Owner(s)	**Send Tax Bills To**	**Map-Parcel No.**
Alice W. Raver, Trustee 7213 Magnolia Hills Drive Nashville, TN 37221	Same	155 12 0A 004.00

Quitclaim Deed to Trustee

Grantor: Sammie Lois Hart Weisburd
Grantee: Alice W. Raver, Trustee of the Irrevocable Trust of Sammie Lois Hart Weisburd, dated March 16, 2021

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 4 on the Plan of Magnolia Hills Subdivision, of record in Book 7900, page 809, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Sammie Lois Hart Weisburd by deed from South Harpeth Construction Co., Inc., a Tennessee Corporation, of record in Record Book 10164, Page 744, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 7213 Magnolia Hills Drive, Nashville, TN 37221.

The property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the property.

THE PARTIES ACKNOWLEDGE THAT JOHNSON MCGINNIS ELDER CARE LAW & ESTATE PLANNING, PLLC IS NOT A CLOSING AGENT FOR THIS TRANSACTION PURSUANT TO THE PROVISIONS OF § 6045 (e) OF THE INTERNAL REVENUE CODE AS AMENDED BY THE TAX REFORM ACT OF 1986

Sammie Lois Hart by Alice W. Raver, AIF
Sammie Lois Hart Weisburd by Alice W. Raver, AIF
Grantor

State of Tennessee
County of Sumner

On June 2, 2026, before me personally appeared Alice W. Raver, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument as attorney-in-fact for Sammie Lois Hart Weisburd, and who acknowledged that she executed the same as attorney-in-fact for Sammie Lois Hart Weisburd.

Notary Public

My commission expires: 12/27/27

HOPE MARIE CAMPBELL
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

* *

State of Tennessee
County of Sumner

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Alice W. Raver, Trustee
Alice W. Raver, Trustee
Grantee

HOPE MARIE CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Sworn to and subscribed before me on June 2, 2026.

Notary Public
My commission expires: 12/27/27

* *

TRUE Copy Certification

I, Hope Campbell, do hereby make oath that I am 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 June 2, 2026.

Signature

6/2/26
Date

State of Tennessee
County of Sumner

JANEL HEFLIN
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Sworn to and subscribed before me on June 2, 2026.

Notary's Signature
My Commission Expires: 2/10/2030