Karen Johnson Davidson County
Batch# 1438950 DEEDQC
06/29/2026 12:13:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260629-0058596

QUITCLAIM DEED

LUKEUS WINGO
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/30/2029
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Cassandra Jenkins Cooper

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June, 2026.

Notary Public (AFFIX SEAL)
My Commission Expires:07/30/2029

THIS INSTRUMENT PREPARED BY
Charles R. Frazier, Attorney at Law, 5258B Murfreesboro Road, Lavergne, TN 37086
From information furnished by the parties.

ADDRESS OF NEW OWNER(S) AS FOLLOWS:	SEND TAX NOTICES TO: N E W O W N E R	MAP-PARCEL NUMBERS:
Mosspoint Legacy Trust(NAME)	(NAME) Rocket Mortgage, LLC Attn: Tax & Insurance Department	Map 188-0
(ADDRESS) 642 Battle Road	(ADDRESS) 8950 Cypress Waters Blvd.	Parcel 23
(CITY) (STATE) (ZIP) Nolensville, TN, 37135	(CITY) (STATE) (ZIP) Coppell, TX 75019	

KNOW ALL MEN BY THESE PRESENTS that Cassandra Cooper formerly Cassandra Jenkins, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby remise, release and forever **quitclaim** unto Cassandra Jenkins Cooper, Trustee of the Mosspoint Legacy Trust dated June 29, 2026, and any amendments thereto, their entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Tract No. 3 on the unrecorded division of the Rachel Y. Bonds property and described according to a survey by McConnell Engineering dated 8-1-84 as follows:

Beginning at a P.K. nail in the center of Battle Road being the common comer with Lot No. 4 and being 2450 ft. plus or minus south of the intersection of Burkett and Battle Road; thence with the center line of Battle Road S 7 degrees 32' 53" W 150 ft. to a P.K. nail; thence N 84 degrees 41' 11" W 872.88 ft. to an iron pin; thence N 7 degrees 32' 53" E 150 ft. to an iron pin; thence S 84 degrees 41' 11" E 872.88

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ft. to the point of beginning being 3.0 acres more or less.

Being the same property conveyed to Cassandra Jenkins, now Cassandra Cooper, by **Warranty Deed** from James Hawes Huddleston and Lisa Huddleston, of recorded Instrument No. 20061018-0129328 in Register's Office for Davidson County, Tennessee.

This improved property now known as 642 Battle Road (formerly 0 Battle Road), Nolensville, TN 37135.

This conveyance for the purpose of making a transfer of real estate to a revocable living trust created by the same transferor is exempt from the recordation tax pursuant to T.C.A.§67-4-409 (a)(1)(C)(iv).

THIS CONVEYANCE IS MADE SUBJECT TO this instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises. Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

WITNESS OUR HAND this 29th day of June, 2026.

GRANTOR:

Cassandra Jenkins Cooper

{Notary signature on the following page}

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STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

Personally, appeared before me, the undersigned, a Notary Public in and for said County and State, Cassandra Jenkins Cooper, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that she executed the foregoing QUITCLAIM DEED for the purposes therein contained.

Witness my hand and official seal this the 29th day of June, 2026.



NOTARY PUBLIC

My commission expires: 07/30/2029

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Certificate of Authenticity

I, Lukeus Wingo, do hereby make an 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 June 29, 2026.

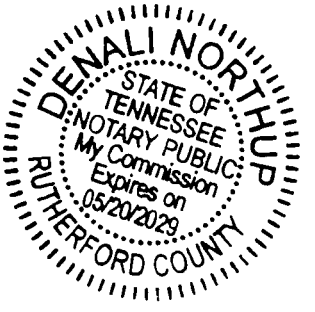
Lukeus Wingo, Esq, Attorney at
Law Dated: 06/29/2026

STATE OF TENNESSEE)

COUNTY OF RUTHERFORD)

Sworn to and subscribed before me on this, the 29th day of June 2026.

Notary Public



My Commission Expires: 05/20/2029