

STATE OF TENNESSEE)
COUNTY OF Wilson)

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $-0-.

Matt Sr
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 14th DAY OF September, 2026.

Elizabeth Marie Stafford
NOTARY PUBLIC

My Commission expires: 03/27/2028

THIS INSTRUMENT PREPARED BY

Stanton H. McDonald, Jacob Title, LLC
2101 Clinton Avenue West, Suite 301
Huntsville, AL 35805
(256) 882-5673
stan@jacobtitle.com

Karen Johnson Davidson County
Batch# 1472372 DEEDQC
09/14/2026 01:21:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260914-0085201

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Freddie J. Yates 664 Dutchmans Drive Hermitage, TN 37076-2326	Freddie Jean Yates, Trustee "The Freddie Jean Yates Revocable Living Trust" 664 Dutchmans Drive Hermitage, TN 37076-2326	075 08 0 237.00
(NAME & ADDRESS)	(NAME & ADDRESS	

STATE OF TENNESSEE

COUNTY OF DAVIDSON

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION OF ONE DOLLAR ($1.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, that I, **FREDDIE J. YATES**, an unmarried woman, hereinafter referred to as "Grantor", does hereby quitclaim, transfer and convey unto **FREDDIE JEAN YATES, TRUSTEE, OR HER SUCCESSORS IN TRUST, UNDER THE FREDDIE JEAN YATES REVOCABLE LIVING TRUST DATED** 9/14/2026 **, AND ANY AMENDMENTS THERETO** hereinafter referred to as "Grantee", all my right, title and interest in and to the following described tract or parcel of land, situated and lying in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Hunters Hill, Section I of record in Plat Book 5800, Page 350, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Trula D. Davis, unmarried by Quitclaim deed from Richard Hamilton Davis and wife, Trula P. Davis of record in Book 8878, page 129, Register's Office for Davidson County, Tennessee, dated February 26, 1993 and recorded on March 03, 1993. (Value or consideration shown in aforementioned deed $0.00.) Being also known as 664 Dutchmans Drive Hermitage, Tennessee 37076-2326

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THE PREVIOUS AND LAST conveyance being that certain Warranty Deed conveyed from **TRULA D. DAVIS**, unmarried, (Grantor) to **FREDDIE J. YATES**, an unmarried woman, (Grantee), recorded with the Register of Deeds for Davidson County, Tennessee on July 25, 2016 at 15:03, Instrument No. 20160725-0076491.

PROPERTY ADDRESS: 664 Dutchmans Drive, Hermitage, TN 37076-2326.

SUBJECT TO all matters shown on the Plan of record in Plat Book 5800, page 350, Register's Office for Davidson County, Tennessee.

SUBJECT TO restrictions, of record in Book 6215, page 881, as amended in Book 6223, page 335, Book 6489, page 932 and Book 6553, page 441, all in the Register's Office for Davidson County, Tennessee.

THIS INSTRUMENT HAS BEEN PREPARED IN ACCORDANCE WITH INFORMATION SUPPLIED BY THE PARTIES HERETO. NO TITLE SEARCH AND/OR OPINION WAS REQUESTED BY EITHER PARTY, NOR WAS A TITLE SEARCH AND/OR OPINION RENDERED. NO TAX ADVICE WAS OFFERED OR GIVEN BY THE PREPARER OF THIS DEED.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed by hereunto affixing a signature on the date indicated in the respective acknowledgement herein below, to make this conveyance effective on this the 14th day of September, 2026.

Freddie J. Yates
FREDDIE J. YATES

STATE OF TENNESSEE

COUNTY OF Wilson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **FREDDIE J. YATES**, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence), to be the person described in and who executed the foregoing instrument, and acknowledged under oath that she executed the foregoing as her free act and deed for the purposes therein contained.

WITNESS MY HAND and official seal on the 14th day of September, 2026.

Elizabeth Marie Stafford
Notary Public
My Commission Expires: 03/21/2028

ELIZABETH MARIE STAFFORD
STATE OF TENNESSEE
NOTARY PUBLIC
PUTNAM COUNTY

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Grantor Names & Address:
Freddie J. Yates
664 Dutchmans Drive
Hermitage, TN 37076-2326

Grantee Name & Address:
Freddie Jean Yates, Trustee
"The Freddie Jean Yates
Revocable Living Trust"
664 Dutchmans Drive
Hermitage, TN 37076-2326

Property Address: 664 Dutchmans Drive
Hermitage, TN 37076-2326
Map & Parcel: 075 08 0 237.00

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Tennessee Certification of Electronic Document

I, Matt Stafford, do hereby make 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 9/14/2026 (date of document).

Matt Stf
Affiant Signature

9/14/2026
Date

STATE OF TENNESSEE

COUNTY OF Wilson

Sworn to and subscribed before me this 14th day of September, 2026.

ELIZABETH MARIE STAFFORD
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY

Elizabeth Marie Stafford
Notary Public

My Commission Expires: 03/21/2029

NOTARY'S SEAL

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