Karen Johnson Davidson County
Batch# 1484122 DEEDQC
10/15/2026 11:51:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20261015-0094725

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Beverly Drew

Beverly Drew

This transfer is tax-exempt under T.C.A. § 67-4-409(a)(1)(C)(vi).

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

Notary Public
My Commission Expires: 07/30/2029

LUKUS WINO
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
07/30/2029
RUTHERFORD COUNTY

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: NEW OWNER	MAP-PARCEL NUMBERS.
(NAME) BVD Legacy Trust	(NAME) Same	173-1-170
(ADDRESS) 273 Cedarcreek Drive	(ADDRESS) Same	
(CITY) (STATE) (ZIP) Nahville, TN 37211	(CITY) (STATE) (ZIP) Same	

KNOW ALL MEN BY THESE PRESENTS that Beverly Drew, 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 the Trustee, or her successors in interest, of the BVD Legacy Trust, dated October 14, 2026, and any amendments thereto, her 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 Lot No. 1 on the Plan of Cedarwood Estates, Section IV, as of record in Book 5190, page 82, said Register's Office to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667), by deed

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dated February 7, 1997 and recorded in Book 10347, page 829, office of the Register, County of Davidson, State of Tennessee.

Being the same property conveyed to Beverly W. Drew by indenture **deed** from Andrew M. Cuomo, Secretary of Housing and Urban Development, of Washington, D.C., of record in Book 10554, Pages 65-67, Register's Office for Davidson County, Tennessee.

This improved property, known as 273 Cedarcreek Drive, Nashville, TN 37211.

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 14th day of October, 2026.

GRANTOR:

Beverly Drew

{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, Beverly Drew, 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 14th day of October, 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 October 14, 2026.

Lukeus Wingo, Esq.
Dated: 10/14/2026

STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

Sworn to and subscribed before me on this, the 14th day of October 2026.

Notary Public

DENALI NORTHUP
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/20/2029
RUTHERFORD COUNTY

My Commission Expires: 05/20/2029