Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

Karen Johnson Davidson County
Batch# 1270839 DEEDQC
05/08/2025 01:23:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250508-0036182

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Erik R. Stell and Julie J. Stell, Co-Trustees
Stell Family Revocable Living Trust
409 Manor View Lane
Brentwood, TN 37027

Send Tax Bills To:
New Owner

Map and Parcel No.
16011002500

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Julie J. Stell and Erik R. Stell, wife and husband**, ("Grantors") this day have bargained and sold, and hereby quitclaim, convey and transfer unto **Erik R. Stell and Julie J. Stell, Co-Trustees, Stell Family Revocable Living Trust Agreement dated May 8, 2025** ("Grantees"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being Lot No. 125 on the Plan of Phase 5, Hearthstone of record in Plat Book 6250, Page 2, 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 **Julie J. Stell and Erik R. Stell, wife and husband**, by Quitclaim Deed dated September 15, 2021, from **Erik R. Stell (AKA Erik K. Stell) and Julie J. Stell, husband and wife**, recorded in Instrument No. 20210922-0127295, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **409 Manor View Lane, Brentwood, TN 37027.**

(Legal description from prior deed of record).

Section 35-15-510 of the Tennessee Code Annotated shall apply to the real property described herein.

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 8th day of May 2025.

Julie J. Stell

Erik R. Stell

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Julie J. Stell**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 8th day of May 2025.

Notary Public

My Commission Expires:
12/13/27

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Erik R. Stell**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 8th day of May 2025.

Notary Public

My Commission Expires:
12/13/27

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

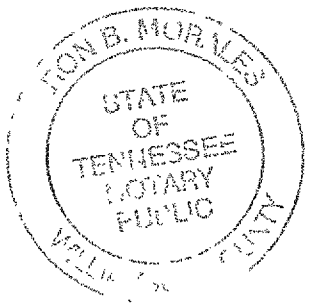
The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 8th day of May 2025.

Notary Public

My Commission Expires:
12/13/27



Certificate of Authenticity

I, **Aaron B. Morales**, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for recordation herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on May 8, 2025.

Affiant Signature

May 8, 2025

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 8th day of May 2025.

Notary's Signature

My Commission Expires: 8/19/28

Notary's Seal:

