This Instrument Prepared by
Creative Planning Legal
Donnie W. Brooks Jr., Esq.
5454 W 110th Street
Overland Park, KS 66211

Karen Johnson Davidson County
Batch# 1281416 DEEDQC
06/04/2025 10:58:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20250604-0043869

This Instrument was prepared without the benefit of a full title examination, and no lability is assumed for any status in title or matters which would be disclosed in such title examination.

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Kimberly Bonnell Hubner and Bryce Stephen Hubner, *Trustees*	Kimberly Bonnell Huber and Bryce Stephen Huber, *Trustees*	082-16-0Z-001.00-CO
521 Fatherland Street	521 Fatherland Street	521 Fatherland Street
Nashville, TN 37206	Nashville, TN 37206	Nashville, TN 37206

Pursuant to Tenn Code Ann § 66-24-121(a), the legal description is the same as in the previous deeds of record

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that **Bryce Hubner and Kimberly Hubner, husband and wife**, on this the 9th day of May, 2025, for and in consideration of the sum of One and no/100 Dollars, do(es) hereby bargain, sell, release, remise, quit claim and convey unto **Kimberly Bonnell Hubner and Bryce Stephen Hubner, as Trustees of the Kimberly and Bryce Hubner Trust dated May 9, 2025, and any amendments thereto**, all of their right, title and interest in and to the following described real estate, lying and being situated in Davidson County, Tennessee, to-wit:

SEE ATTACHED EXHIBIT "A" FOR DESCRIPTION OF PROPRETY

[Signature page follows]

In witness whereof, the Grantors have subscribed their names hereto on this 9th day of May, 2025.

Bryce Hubner

Kimberly Hubner

STATE OF TENNESSEE)
) ss.
COUNTY OF Davidson)

On this day of May 9, 2025 before me, Olivia Cherry, a Notary Public in and for the County and State aforesaid, personally appeared **Bryce Hubner** and **Kimberly Hubner** to me known to be the person(s) described herein and who executed the foregoing instrument and who, upon oath, acknowledged that they executed the same as their free act and deed.

Witness my hand and deal at office in Nashville *(City)*, Tennessee.

[Seal]

OLIVIA CHERRY
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/08/2028
DAVIDSON COUNTY

Olivia Cherry
Notary Public
My commission expires: 11-08-2028

EXHIBIT "A"
DESCRIPTION OF PROPERTY

Land in Davidson County, Tennessee, being Unit A, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for 521 Fatherland Street Residences, a Horizontal Property Regime with Private Elements of record as Instrument No. 20190201-0009877 and being shown on Plat attached thereto as Exhibit "C", 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 Bryce Hubner and Kimberly Hubner, husband and wife, by Warranty Deed from Michelle Anne Getzov, married to Stuart Getzov, of record as Instrument No. 20201207-0141568 in the Register's Office for Davidson County, Tennessee, dated December 2, 2020 and recorded on December 7, 2020.

Being also known as: 521 Fatherland St A Nashville, Tennessee 37206

CERTIFICATE OF AUTHENTICITY

I, **Shelby Taylor**, Paralegal, do hereby make oath that I am ~~a licensed attorney and/or~~ the custodian of the electronic version of the attached document, tendered for registration herewith and that this electronic document is a true and correct copy of the original document executed and authenticated according to law on May 9, 2025.

Shelby Taylor, Paralegal

Date: June 4, 2025

STATE OF KANSAS)
) ss:
COUNTY OF JOHNSON)

On June 4, 2025, personally appeared before me, BreAnne Watts, a Notary Public for this county and state, Shelby Taylor, as Paralegal, who acknowledges that this certification of an electronic document is true and correct, and whose signature I have witnessed.

[Seal]

BREANNE WATTS
Notary Public, State of Kansas
My Appointment Expires
02/28/2029

BreAnne Watts, Notary Public

My commission expires: 02/28/2029