This instrument was prepared by
DLO TITLE, LLC
101 SE Parkway Court, Suite 220
Franklin, TN 37064, from
information furnished by the parties.
The preparer makes no claims or
warranties as to the status of title.

Karen Johnson Davidson County
Batch # 1283504 DEEDQC
06/09/2025 12:27:40 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20250609-0045161

No oath of value required pursuant to Tenn. Code Ann. §67-4-409(a)(1)(C)(vi).

This Instrument was prepared by information provided by the parties with no title examination being made, and the parties hereto hold DLO Title, LLC, its members, employees, attorneys, and assigns harmless from any and all liability in connection herewith.

Address New Owner:	Send Tax Bills:	Map-Parcel:
David Leon Osgood, Co-Trustee	**Same**	**128-12-0-A**
Elham Gharib, Co-Trustee		**184.00CO**
2505 Broome Street		
Nolensville, TN 37135		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that We, **David L. Osgood and wife, Elham Gharib Wahba (also known as Elham Gharib), as tenants by the entirety,** for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, quitclaim unto **David Leon Osgood and Elham Gharib Wahba as Co-Trustees, and their successors in trust, of the David Osgood and Elham Wahba Revocable Trust dated June 3, 2025 (as from time to time amended),** all of our right, title and interest in and to the following described parcel of land in DAVIDSON County, Tennessee, which is described as follows:

Being Unit No. 2920, Building No. 15, on the Plan of Section 15, Phase ID, on the Plan of EAGLE RIDGE AT THE RESERVE, LLC, of record in Exhibit "A" Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended in Tennessee Code Annotated, and as established by a Master Deed and By-Laws, of record in Instrument No.20011011-0110875, as Supplemented and Amended by Supplement and Amendment No. 41, to the Master Deed, of record in Instrument No. 20040716-0084985, Register's Office for Davidson County, Tennessee ("RODCT"), together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the Plat of Eagle Ridge at the Reserve Condominiums as shown on Exhibit "A" to the Master Deed, of record as aforementioned, said Register's Office, for a more complete identification and description of such unit.

Being the same property conveyed to David L. Osgood and wife, Elham Gharib, by Warranty Deed of Record in Instrument No. 20050131-0011305 RODCT.

Subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as **320 Old Hickory Blvd, #2920, Nashville, TN 37221**

This conveyance is made as a transfer by a transferor of real estate to a revocable living trust created by the same transferor or by a spouse of the transferor, or as a transfer by the trustee of a revocable living trust back to the same transferor or to the transferor's spouse.

WITNESS our hands this 3rd day of June, 2025.

David L. Osgood

Elham Gharib Wahba

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, David L. Osgood and Elham Gharib Wahba, the within named bargainors, with whom I am personally acquainted (or proved his/her/their identity to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 3rd day of June, 2025.

Notary Public
My Commission Expires: _____

R. MARK DOUGALL
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
06/27/2027
WILLIAMSON COUNTY