Karen Johnson Davidson County
Batch# 1284985 DEEDQC
06/16/2025 03:36:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250616-0047136

This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CLL)
1600 West End Avenue, Suite 1750
Nashville, TN 37203

QUITCLAIM DEED

Address New Owners:	Send Tax Bills To:	Map/Parcel Number:
R. Walter Hale, III, Co-Trustee Elizabeth Paige Roselle, Co-Trustee 2050 Fransworth DR Nashville, TN 37205	R. Walter Hale, III Faye A. Hale Marital Trust 2050 Fransworth DR Nashville, TN 37205	116 02 0B 009.00

WHEREAS, Faye Allen Hale (the "Decedent"), Grantor and Trustee of the Faye A. Hale Revocable Trust dated October 10, 2005 (the "Trust"), died on August 3, 2024; and

WHEREAS, pursuant to the terms of the Trust, R. Walter Hale, III and Elizabeth Paige Roselle succeeded the Decedent as Co-Trustees (the "Co-Trustees") of the Trust upon the Decedent's death; and

WHEREAS, the Co-Trustees desire to convey all right, title and interest in and to certain real property located in Davidson County, Tennessee, in order to complete the administration of the Trust and distribute the Property in accordance with the terms of the Trust.

NOW THEREFORE, FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, R. Walter Hale, III and Elizabeth Paige Roselle, as Co-Trustees of the Faye A. Hale Revocable Trust dated October 10, 2005 (hereinafter referred to as the "Grantor"), do hereby quitclaim, transfer and convey all of the Trust's right, title and interest, being a fifty percent (50%) undivided tenant in common interest, in and to the following described property to R. Walter Hale, III and Elizabeth Paige Roselle, Co-Trustees, and their successors in trust, of the Faye A. Hale Marital Trust (the "Grantee"), said property being a tract or parcel of land in Davidson County, State of Tennessee, and any improvements thereon (the "Property"), more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 13 on the Final Plat of Hill Place Subdivision, as of record in Book 7900, page 913 and pages 923-932 (at page 925) as amended by Surveyor's Certificate of Correction of record in Book 9854, page 235, Book 10058, page 112, Book 10270, page 38 and revised in Book 9700, pages 190 and 191, Register's office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Faye A. Hale, Trustee of the Faye A. Hale Revocable Trust established on October 10, 2005, by quitclaim Deed from Faye Allen Hale (a/k/a Faye A. Hale) dated October 10, 2005, of record at Instrument No. 20051121-0140089 in the Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as 2050 Fransworth Drive, Nashville, Tennessee 37205.

This Property is conveyed expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

IN WITNESS WHEREOF, the Trustees have executed this instrument this 4 day of June, 2025.

FAYE A. HALE REVOCABLE TRUST

By: _____
Elizabeth Paige Roselle, Co-Trustee

STATE OF NORTH CAROLINA)
)
COUNTY OF Mecklenburg)

Personally appeared before me, a Notary Public in and for said State and County, Elizabeth Paige Roselle, who upon oath acknowledged that she is the Co-Trustee of the Faye A. Hale Revocable Trust dated October 10, 2005, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Charlotte, North Carolina, this 4th day of June, 2025.

_____
Notary Public

My Commission Expires: 08/25/2026

Mary C Daniel
Notary Public
Mecklenburg County, NC
My Commission Exp 8/25/2026

FAYE A. HALE REVOCABLE TRUST

By: R. Walter Hale III
R. Walter Hale, III, Co-Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, R. Walter Hale, III, who upon oath acknowledged that he is the Co-Trustee of the Faye A. Hale Revocable Trust dated October 10, 2005, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 5th day of June, 2025.

Notary Public

My Commission Expires: 10/4/2029

RYAN BREEGLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(1)(C)(vii).

R. Walter Hale III
R. Walter Hale, III, Affiant

Subscribed and sworn to before me this 5th day of June, 2025.

Notary Public

My Commission Expires: 10/4/2029

RYAN BREEGLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Carla Lovell, 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 June 4, 2025.

Carla Lovell

Carla Lovell

June 16, 2025

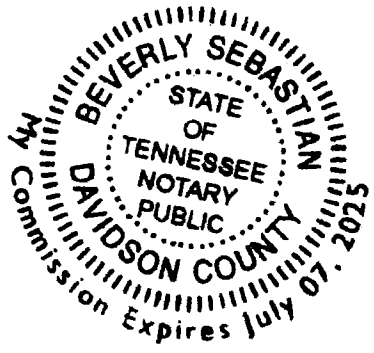
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 16th day of June, 2025.

Notary Public

My Commission Expires: 7/7/25



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