This Instrument Prepared by:
ADAM J. BERK, ESQ.
ELDER LAW OF NASHVILLE PLC
4235 Hillsboro Pike, Suite 300
Nashville, TN 37215

From information furnished by the parties.

Karen Johnson Davidson County
Batch# 1291423 DEEDQC
06/27/2025 01:52:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250627-0050936

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION.

Adam Joseph Berk, *Affiant*

STATE OF TENNESSEE)
OF COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 27th day of June, 2025.

NOTARY PUBLIC
My Commission Expires: May 3, 2027

Anna Marie Smith, *Affiant*

STATE OF TENNESSEE)
OF COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 27th day of June, 2025.

NOTARY PUBLIC
My Commission Expires: May 3, 2027

[Exempt from Taxation Pursuant to T.C.A. § 67-4-409(3)(A)(ii)]

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Adam J. Berk & **Anna M Smith**, *Trustees* **Berk-Smith Living Trust** 1009 Eighth Street Nashville, TN 37138	SAME	044-15-0C-26.00CO

FOR NO MONETARY CONSIDERATION, we, **Adam Joseph Berk and Anna Marie Smith, husband and wife**, by these presents do hereby quitclaim and convey unto **Adam J. Berk and Anna M. Smith, Trustees of the Berk-Smith Living Trust, dated August 20, 2024**, all our right, title, and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 26 on the Final Plate Village Green-Phase 1 of record in Instrument No. 20170118-0005633, and Surveyor's certificate of record in Instrument No. 20170217-0016822, Register's Office for said County, to which plan reference is hereby made for more complete and accurate description.

Being the same property conveyed to Adam Joseph Berk and Anna Marie Smith, husband and wife, by Warranty Deed of record in Instrument No. 20240930-0075617, dated and recorded September 30, 2024, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to (1) All matters appearing on the Plan of record in Instrument No. 20170118-0005633 and 20170217-0016822, said Register's Office; (2) Terms, provisions, covenants, conditions, and restrictions, easements, charges, assessments, and liens provided in the Covenants, Conditions, Restrictions, and By-Laws recorded in 20170726-0075680, 20171003-0101319, and 20151008-0102842, Register's Office for said County; (3) Quitclaim Deed to Home Owners Association of Record in Instrument No. 20210924-0128698.

This improved property known as 1009 Eighth Street, Old Hickory, TN 37138.

Witness our hands this 27th day of June, 2025.

Adam Joseph Berk, *Grantor*

Anna Marie Smith, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Adam Joseph Berk** and **Anna Marie Smith**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 27th day of June, 2025.

STEPHANIE L WHITTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03, 2027

NOTARY PUBLIC
My Commission Expires: May 3, 2027

Tennessee Certification of Electronic Document

I. Adam J. Berk, do hereby make oath that I am a licensed attorney and 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 the 27th day of June, 2025.

Adam J. Berk, *Affiant*

June 27. 2025

Date

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 27th day of June, 2025.

STEPHANIE L WHITTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03, 2027

[SEAL]

NOTARY PUBLIC

My Commission Expires: May 3, 2027