Karen Johnson Davidson County
Batch# 1292212 DEEDQC
07/01/2025 09:11:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20250701-0051633

This Instrument Prepared By:
THOMPSON BURTON PLLC (DHM)
1801 West End Avenue, Suite 1550
Nashville, Tennessee 37203

Address New Owner(s):	Send Tax Bills To:	Parcel ID Number:
HBJ and DDJ Community Property Trust Hal Boswell Johnson Sr. and Dona Denton Johnson, Co-Trustees 2809 Valley Brook Place Nashville, Tennessee 37215	Same	Map 117-9 Parcel 123 Davidson County

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, Hal B. Johnson and wife, Dona D. Johnson, by these presents do hereby quitclaim, and by these presents transfer and convey unto Hal Boswell Johnson Sr. and Dona Denton Johnson, as Co-Trustees of the HBJ and DDJ Community Property Trust, their successors and assigns, all of their right, title, and interest in and to that certain tract or parcel of land located in Davidson County, Tennessee, more particularly described on **Exhibit A** hereto (the "**Property**").

This is improved property known as 2809 Valley Brook Place, Nashville, Tennessee 37215.

The description herein is the same as that contained in the prior instrument.

The Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, including, but not limited to, those described on Exhibit B hereto.

(Signature Page to Follow)

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 30 day of June, 2025.

HAL B. JOHNSON

DONA D. JOHNSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Hal B. Johnson and Dona D. Johnson, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30 day of June, 2025.

MADISON BOTSCH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-24-2026

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me this 30th day of June, 2025.

MADISON BOTSCH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-24-2026

Notary Public

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Blackberry Hollow Section III, as of record in Plat Book 6250, page 200, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Hal B. Johnson and Dona D. Johnson, by Warranty Deed from Tom R. Steele and Katie G. Steele, of record in Book 11605, Pages 694-696, Register's Office of Davidson County, Tennessee.

TRUE COPY CERTIFICATION

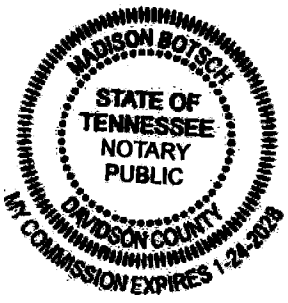
I, David H. Mayer, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on June 30, 2025.

Date: June 30, 2025

DAVID H. MAYER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On June 30, 2025, before me, the undersigned, personally appeared David H. Mayer, who acknowledges that this certification of an electronic document is true and correct.



Notary Public
My Commission Expires: 1-24-2028