Karen Johnson
Batch # 1294191
07/07/2025 08 34 19 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250707-0053014

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 130
FRANKLIN, TN 37067
(615) 628-7775

JUSTIN M. GILBERT
TENNESSEE NOTARY PUBLIC
My Comm Exp. April 14, 2029
COUNTY OF WILLIAMSON

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

The actual consideration for this transfer is $0.00. This is a transfer to a revocable trust.

Julie Campitelli
Affiant

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

Justin M Gilbert
Notary public

My commission Expires: 04/14/2029

QUITCLAIM DEED

Address New Owner: Julie Campitelli Living Trust 1449 O'Hara Drive Antioch, Tennessee 37013	Send Tax Bills to: Mr. Cooper Attn: Tax Department PO Box 9225 Coppell, TX 75019	Map-Parcel #: 174110A52800CO

FOR AND IN CONSIDERATION of Zero and 00/100 Dollars ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Julie Campitelli, an unmarried woman, does hereby quitclaim, transfer and convey unto Julie Campitelli, as Trustee of the Julie Campitelli Living Trust dated June 30, 2025, all of her right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 99, on the plan of Cane Ridge Farms, Phase Three, Section One, of record in Instrument No. 20070703-0079200, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Julie Campitelli, an unmarried woman, from NVR, Inc., a Virginia Corporation T/A Ryan Homes, by Special Warranty Deed dated January 24, 2018 and recorded on January 25, 2018, as Document No. 20180125-0007950, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 1449 O'Hara Drive, Antioch, TN 37013

Witness my hand this 30th day of June 2025.

Julie Campitelli, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Justin M. Gilbert, Notary Public, Julie Campitelli, as Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, June 30, 2025.

[Seal]

JUSTIN M. GILBERT
TENNESSEE NOTARY PUBLIC
My Comm Exp April 14, 2029
COUNTY OF WILLIAMSON

Justin M. Gilbert, Notary Public
My commission expires: 04/14/2029