Karen Johnson Davidson County
Batch# 1332524 DEEDQC
10/10/2025 09:43:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20251010-0081071

THIS INSTRUMENT PREPARED BY: **Alice M. Bohannon, atty.** **Mobley & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Sterling Collis Smith, Trustee, Affiant Subscribed and sworn to before me, this 8th day of October, 2025. Notary Public My Commission Expires:

ALICE M. BOHANNON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-08-2026

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Sterling Collis Smith and/or Suzannah Scurry Smith, Trustees 4378 S. Carothers Road Franklin, TN 37064	SAME	071 10 0 037.00 072 13 0 227.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Sterling Collis Smith and wife, Suzannah Scurry Smith**, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire

ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantors, hereby remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Sterling Collis Smith and/or Suzannah Scurry Smith, Trustees of the Sterling and Suzannah Smith Living Trust, established by the Revocable Trust Agreement of Sterling Collis Smith and Suzannah Scurry Smith dated October 8, 2025**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 8th day of October, 2025.

Sterling Collis Smith

Suzannah Scurry Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sterling Collis Smith and Suzannah Scurry Smith, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 8th day of October, 2025.

My Commission Expires:

ALICE M. BOHANNON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2026

Notary Public

EXHIBIT A

Legal Description

509 Weakley Avenue, Nashville, Tennessee 37207 (071 10 0 037.00)

Land in Davidson County, Tennessee, described as follows:

Being Lot No. 4 on the Map of Weakley and Dodd's Subdivision of Lot 17 on the Plan of Brooklin, as of record in Book 57, page 126, Register's Office for said County.

Said Lot No. 4 fronts 50 feet on the westerly side of Weakley Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Sterling C. Smith by deed from Wayne Stevens, Trustee, Maynard W. Stevens, Beneficiary, and Sterling Smith, Successor Trustee. of record Instrument No. 20200617-0062668, in the Register's Office for Davidson County, Tennessee.

Sterling Collis Smith and Sterling C. Smith are one and the same person.

This is improved property known as 509 Weakley Avenue, Nashville, Tennessee 37207.

958 Strouse Avenue, Nashville, Tennessee 37206 (072 13 0 227.00)

Land in Davidson County, Tennessee, being Lot No. 189 on the Map of Trevecca's Subdivision of Renraw, as of record in Book 421, Pages 72 and 73, Register's Office for said county, to which reference is made for a more complete description.

Being the same property conveyed to Sterling C. Smith by deed from Kim L. Rounion, Trustee, of record in Book 10020, Page 255, Register's Office for Davidson County, Tennessee

This is improved property known as 958 Strouse Avenue, Nashville, Tennessee 37206.

CERTIFICATE OF AUTHENTICITY

I, Alice M. Bohannon, 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 October 8, 2025.

10/10/2025
Date

Alice M. Bohannon
Alice M. Bohannon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 10th day of October, 2025.

Lindsay Hamada
Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

