Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Karen Johnson Davidson County
Batch# 1337246 DEEDQC
10/22/2025 01:01:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251022-0084223

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
S & B Trust
114 Governors Way
Brentwood, TN 37027

Send Tax Bills To:
Same

Map and Parcel No.
147-02-0A-018.00C0

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Bogdan J. Nowicki and Stella Nowicki,** ("Grantors") this day have bargained and sold, and hereby quitclaim, convey and transfer unto **S & B Trust dated October 22, 2025** ("Grantee"), all of their interest in and to a certain condominium apartment in Davidson County, Tennessee, described more fully as follows:

Unit No. 18, Building No. 2 in the Coach House, A Condominium, as shown on the Plat of The Coach House, as of record in Book 4675, page 107, Register's Office for said County.

Being the same property conveyed to **Bogdan J. Nowicki and Stella Nowicki**, husband and wife, by Warranty Deed dated January 15, 2008, from **Ruth M. Mather**, an unmarried woman, recorded as instrument number 20080229-0020055, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

This is improved property known as: **523 Harding Place Unit B-18, Nashville, TN 37211**

(Legal description from prior deed of record).

Section 35-15-510 of the Tennessee Code Annotated shall apply to the real property described herein.

IN WITNESS WHEREOF, the Grantors hereby affix their signatures on this the 22nd day of October 2025.

Bogdan J. Nowicki

Stella Nowicki

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Bogdan J. Nowicki**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 22nd day of October 2025.

Notary Public

My Commission Expires:
8/10/2027

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Stella Nowicki**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 22nd day of October 2025.

Notary Public

My Commission Expires:
8/10/2027

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 22nd day of October 2025.

Notary Public

My Commission Expires:
8/10/2027

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Certificate of Authenticity

I, **Russell T. Cook**, 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 22, 2025.

Affiant Signature

October 22, 2025

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 22nd day of October 2025.

Notary's Signature

My Commission Expires: 02/07/2026

Notary's Seal:

