This Instrument Prepared By:
Legacy Law Group, PLLC
216 Centerview Drive
Suite 140
Brentwood, Tennessee 37027

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

This space intentionally left blank for recording purposes.

Karen Johnson Davidson County
Batch# 1342096 DEEDWARR
11/04/2025 03:55:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20251104-0088020

New Owner:	**Send Tax Bill:**	**Map/Parcel**
GEORGE DIBRELL SMITH, JR., Trustee JULIANE CONLEY SMITH, Trustee SMITH REVOCABLE LIVING TRUST dated September 24, 2025 1207 Nichol Lane Nashville, TN 37205	SAME	Map: 130-9 Parcel: 127 FB: 07DZ 31085

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). [Exempt pursuant to T.C.A. § 67-4-409(a)(1)(C)(vi)].

AFFIANT

Sworn to and subscribed before me this Nov 4, 2025.

MARIAH K. MEDLIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JAN 22, 2029

Notary Public

My Commission Expires:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, we, GEORGE D. SMITH, who is one and the same as GEORGE DIBRELL SMITH, JR., and wife, JULIANE CONLEY SMITH, do hereby transfer and convey any and all interest owned by us in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to GEORGE DIBRELL SMITH, JR. and JULIANE CONLEY SMITH, Trustees of the SMITH REVOCABLE LIVING TRUST, dated September 24, 2025, as tenants by the entireties.

This instrument of conveyance is governed by Section 35-15-510, Tennessee Code Annotated, which is intended to preserve the immunity from the claims of the separate creditors of one of us for property held by us as tenants by the entireties, despite its conveyance to our revocable trust.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, we covenant we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

We further covenant and bind ourselves, our heirs, and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

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

WITNESS OUR HANDS this October 16, 2025.

By: _____
GEORGE D. SMITH, JR.

_____
JULIANE CONLEY SMITH

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 GEORGE D. SMITH and JULIANE CONLEY SMITH, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this October 16, 2025.

_____
NOTARY PUBLIC

My Commission Expires: _____

MARIAH K. MEDLIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JAN 22, 2029

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot No. 15, Block 4 on the Plan of The Highlands of Bellemeade, as of record in Plat Book 547, page 180, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to GEORGE D. SMITH and wife, JULIANE CONLEY SMITH, by Warranty Deed of record from THOMAS A. SWAIN and wife, LISA H. SWAIN, in Instrument No. 20010515-0050197, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that may appear in the appropriate public record, as well as the following:

This conveyance is made subject to: (1) 2001 Taxes, which have been prorated and assumed by the Grantee; (2) Easements of record in Book 6288, page 460; and (3) All matters appearing on the Plan of record in Plat Book 547, page 180, said Register's Office.

The foregoing legal description is the same as contained in the previously recorded deed.

This is improved property known as 1207 Nichol Lane, Nashville, TN 37205.

Tennessee Certification of Electronic Document

I, JAMES M. ADCOX III, 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 16, 2025 (date of document).

Signature

11/4/25
Date

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 4 day of November 2025.

Notary Public
My Commission expires: 1/22/2029

ANNA SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM.: EXPIRES JAN 22, 2029