QUITCLAIM DEED

Karen Johnson Davidson County
Batch # 1343102 DEEDQC
11/10/2025 08 14 05 AM 2 pgs
Fees $12 00 Taxes $0 00

20251110-0089122

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $0 00

Gary L. Collier
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF NOVEMBER, 2025

Notary Public

MY COMMISSION EXPIRES 4.19.27
(AFFIX SEAL)

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

The Law Office of S. Ruffin Craig, Jr., PLLC
750 Old Hickory Blvd.
Bldg Two, Suite 150
Brentwood, Tennessee 37027

This instrument was prepared by information furnished by the parties herein

No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Pinnacle Financial Partners, Trustee of the Gary Collier Irrevocable Trust	New Owner	104 14 0G 102 00
(NAME)	(NAME)	
25 Platform Way S , Suite 101		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Zero Dollars ($0.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Gary L. Collier, ("Grantor")**, does hereby release, quit claim and convey unto **Pinnacle Financial Partners, Trustee of the Gary Collier Irrevocable Trust U/A dated November 4, 2025, ("Grantee")**, all of Grantor's interest in and to a certain tract or parcel of real estate located in Davidson County, Tennessee, described as follows to wit

Land in Davidson County, Tennessee, being Lot No 3 on the Plan of REVISED FINAL PLAT OF WHITWORTH, PHASE 01B, of record in Plat Book 7900, Page 415, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property

BEING the same property conveyed to Gary L Collier, by Warranty Deed from Kevin T Smith, unmarried, a 42 42% undivided tenant-in-common interest in the Property and Jennie P Smith, unmarried, a 57.58% undivided tenant-in-common interest in the Property, of record in Instrument Number 20250319-0019742

in the Register's Office for Davidson County, Tennessee dated March 14, 2025 and recorded on March 19, 2025

This Conveyance is subject to the matters set forth below, if any, as well as 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 appear in the appropriate public record.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann_67-5-603, et seq

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of REVISED FINAL PLAT OF WHITWORTH, PHASE 01B, as recorded in Plat Book 7900, Page(s) 415 Which Revises the Plat Book 7900, Page 361

Declaration of Covenants, Conditions and Restrictions recorded in Book 8026, Page 305, and Amendment recorded in Book 8282, Page 45; Book 9778, Page 27, Instrument No 20020812-0097386, Instrument No. 20100615-0046543 (Scrivener's Affidavit recorded in Instrument No 20160919-0098409), Instrument No 20170720-0073719

Rights of the public to the use of that part of the land described herein within the bounds of Warwick Lane. Note The Company finds no public dedication in the Public Records of Davidson County, Tennessee, of the streets and roads in Warwick Lane, nor any proof that they are publicly maintained.

This is improved property located at 6 Warwick Lane, Nashville, TN 37205

The legal description contained herein is the same as that contained in the previous deed of record.

WITNESS MY HAND this 4 day of November, 2025

G. J. Collier

Gary L. Collier

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 4 day of November, 2025, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Gary L. Collier**, to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed

Notary Public

Commission expires: 4.19.27

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON