PREPARED BY:

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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

AFFIANT

Subscribed and sworn to before me on this day, November 11, 2025.

Notary Public

My Commission Expires: 10/24/2028

New Owner Address:
Rice Family Trust
2949 Glenway Drive
Nashville, TN 37221

Send Tax Bills To:
Same

Map-Parcel Number:
142 16 0C 053.00

QUITCLAIM DEED

Robert Alan Rice and Elizabeth Rowe Rice, husband and wife (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to the **Rice Family Trust**, dated November 11, 2025 ("Grantee"), a revocable trust established by the Grantor, all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

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

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.

<Signature page to follow.>

Karen Johnson Davidson County
Batch# 1343775 DEEDQC
11/12/2025 03:33:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251112-0090192

WITNESS my hand on this day, **November 11, 2025**.

Robert Alan Rice

Elizabeth Rowe Rice

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Robert Alan Rice and Elizabeth Rowe Rice**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the foregoing instrument as such persons' free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, on this day, November 11, 2025.

Notary Public

My Commission Expires: 10/24/2028

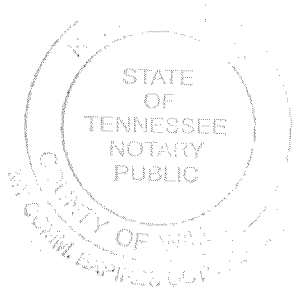


EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Devon Glen, Phase II, of record in Plat Book 7900, page 562, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert Alan Rice and Elizabeth Rowe Rice, husband and wife from Beth Brock Bradford, unmarried by deed of record in Instrument No. 20211215-0165496, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises, including, without limitation: 1) All matters appearing on the Plan of record as Plat Book 7900, page 562, Register's Office for Davidson County, Tennessee; 2) all matters appearing on the Plan of record as Plat Book 6900, page 398, Register's Office for Davidson County, Tennessee; 3) Declaration of Covenants, Conditions, and Restrictions of record in Book 7517, Page 283, amended in Book 7517, Page 367, Book 8180, Page 222, book 8712, Page 618, Book 8712, Page 620, Book 8796, Page 410, Book 8796. Page 416, Book 9150, Page 182, Book 9492, Page 594, Book 9492, Page 600 and Amendment to the By-Laws recorded in Book 10692, Page 753, Register's Office for Davidson County, Tennessee; 4) Declaration of Covenants, Conditions, and Restrictions of record in Book 8120, Page 402, amended in Book 8120, Page 485, Book 8180, Page 230, Book 8181, Page 62, Book 10692, Page 750 and Amendment to By-Laws in Book 8180, Page 232, Register's Office for Davidson County, Tennessee; 5) Easement for Right of Way in Book 2544, Page 385, Register's Office for Davidson County, Tennessee; 6) Easement for Electric Power Transmission Lines in Book 4594, Page 650, Register's Office for Davidson County, Tennessee; 7) Easement for Water Line and Ingress and Egress to Water Tank Site, in Book 5459, Page 654 and Book 5473, page 171, Register's Office for Davidson County, Tennessee; 8) Stormwater Detention Agreement as set forth in Book 8611, page 31 and Book 8643, page 494, Register's Office for Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 2949 Glenway Drive, Nashville, TN 37221.

CERTIFICATE OF AUTHENTICITY

I, Sophie L. Buntin, Esq., do hereby make oath that I am a licensed attorney and 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 November 11, 2025.

Affiant Signature

11-11-25
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, November 11, 2025.

Notary Public

My Commission Expires: 10/28/2024