Karen Johnson Davidson County
Batch# 1348035 DEEDQC
11/19/2025 03:05:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20251119-0092344

This instrument prepared by:
Dodson Parker Behm & Capparella, P.C.
1310 6th Avenue North
Nashville, TN 37208
(615) 254-2291

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILL TO:	MAP PARCEL NO.:
SAY Real Estate Trust C/O Regions Bank Natural Resources and Real Estate 1600 Division St, 9th floor Nashville, TN 37203	Same	022 00 0 136.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars and NO/100 ($10.00), and other good and valuable considerations, receipt and legal sufficiency of which valuable consideration is hereby acknowledged, Scott Allen Yant ("**Grantor**"), does hereby assign, transfer, convey, and quitclaim any and all of his rights, title, and interest in certain real estate in Davidson County, Tennessee, which is described below, unto the Trustee of the SAY Real Estate Trust, dated September 22, 2025, its successors and assigns. The real estate is described as follows:

> Land in the 14th Civil District of Davidson County, Tenn, described according to a survey dated June 10, 1971, made by Ralph W.C. Lambert, Surveyor, as follows:
>
> BEGINNING at an iron spike in the center line of Eatons Creek Road, which is located 1,060.3 feet from Old Clarksville Highway and a corner to Waller; thence leaving said road with Waller, South 55 deg. 05' East 184 feet to a point; thence North 33 deg. 35' East 6 feet (erroneously referenced as 16 feet in prior conveyance) to a point; thence south 76 deg. East 59 feet to a point; thence South 15 deg. 30' West 75 feet to a point in Winters' line; thence with said Winters, South 88 deg. East 817 feet to a point; thence North 1 deg. 30' East 612 feet to a point in Franklin's line; thence with said Franklin, North 60 deg. West 365.9 feet to a point, the corner of remaining lands of E.T. Greer, Sr.; thence with said Greer, South 27 deg. 30' West 210 feet and North 61 deg. 45' West 320 feet to the center of said Eatons Creek Road; thence with the center of said road, South 23 deg. 45' West 72 feet, South 30 deg. 22' West 125 feet and South 26 deg. West 421 feet to the beginning, containing 12.5 acres, more or less.

Being the same property conveyed to Scott Allen Yant from Dennis Lawrence Butler, married, and Wendell Tracey Butler, unmarried, being the Sole Devisees under the Last Will and Testament of Dollie Ruth Butler, Deceased, by Warranty Deed dated September 7, 2023, and recorded September 7, 2023 in Instrument No. 20230907-0070323, in the Register's Office for Davidson County, Tennessee.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants and other matters, whether or not of public record, as may affect the above-described property.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The consideration for this conveyance, per T.C.A. 67-4-409, is $-0-.

Subscribed and sworn to before me this the 19th day of November, 2025.

Affiant

Notary Public _____ My Commission Expires:

J. D. PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 04-03-2026

This is improved property known as 6350 Eatons Creek Road, Joelton, TN 37080.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION.

WITNESS my hand this the 19th day of November, 2025.

Scott Allen Yant

Scott Allen Yant, Grantor

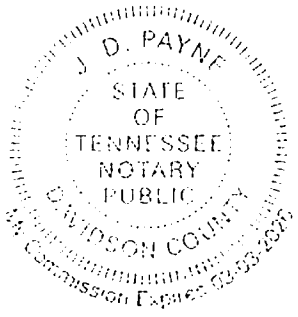
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Scott Allen Yant, Grantor, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), and who acknowledged that such person executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 19th day of November, 2025.

Notary Public

My Commission Expires:



Certificate of Authenticity

I, R. Whitney Boyd, 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 November 19, 2025.

Date: 11/19/2025

R. Whitney Boyd

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me on November 19, 2025.

Notary Public: Brandon Boyd

My Commission Expires:

BRANDON BOYD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 07, 2027