Karen Johnson Davidson County
Batch # 1350041 DEEDQC
11/24/2025 11 03 34 AM 2 pgs
Fees $12 00 Taxes $0 00
20251124-0093583

NEW OWNER:
Kimberly Ann Hendricks, Trustee
3519 Couchville Pike
Hermitage, TN 37076

THIS INSTRUMENT PREPARED BY:
Carolyn Christoffersen, Attorney At Law
2500 N Mt Juliet Road
Mt. Juliet, TN 37122

SEND TAX BILLS TO:
New Owner

File No. 25-0133

Prepared from information supplied by the parties; No title work performed or tax advice given.

Map/Parcel:
137-00-0-067.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kimberly Hendricks,** does hereby convey her interest in the below property unto **Kimberly Ann Hendricks, Trustee of the Kimberly Ann Hendricks Revocable Living Trust, under agreement dated November 21, 2025**, its heirs and assigns, forever, all of her right, title and interest in and to the following tracts or parcels of land, situate and lying in Davidson County, Tennessee, bounded and described as follows, to-wit:

Land located in Davidson County, Tennessee, and being known and designated as all of Lot No. 2 on the Map showing S.A. Buchanan's Subdivision of the Castleman Tract, not of record, described according to survey made by Eric Drake, County Surveyor, November 12, 1932, as follows:

Beginning in the center of Couchville Pike on Franklin College Road at the corner of Lot Nos. 1 and 2, being 555 East of the intersection of Lot No. 1 and he road bordering the J.Y. Purgh Tract; thence with the line between said two lots, South 0' 38" East 996 feet to the Northerly margin of a private road; thence with said road, South 88' 48" East 762 feet to the corner of Lot Nos. 2 and 3; thence with the line between Lot Nos. 2 and 3, North 0' 38" West 1005 feet to the center of Couchville Pike; thence with the same, North 89 ½' West 762 feet to the beginning, containing 17.5 acres, more or less.

Being the same property conveyed to Kimberly Hendricks, by Warranty Deed from Robert E. Romeo and Amy B. Romeo, Trustees of The Robert E. Romeo and Amy B. Romeo Living Trust dated October 2, 2006, and Amy B. Romeo and Robert E. Romeo, Trustees of The Amy B. Romeo and Robert E. Romeo Living Trust dated October 2, 2006, dated January 5, 2024 and of record in Instrument No. 20240109-0001793, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 3519 Couchville Pike, Hermitage, TN 37076.

WITNESS SIGNATURE(S) this 21st day of November, 2025.

Kimberly Ann Hendricks

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, **Kimberly Ann Hendricks**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 21st day of November, 2025

Notary Public

CAROLYN M. CHRISTOFFERSEN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON

My commission expires: 07/25/2029

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The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Sworn to and subscribed to before me, this the 21st day of November, 2025.

Notary Public

CAROLYN M. CHRISTOFFERSEN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON

My commission expires. 07/25/2029