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After Recording, Return and Mail Tax Statements To:
James T Brooks, as Trustee
4212 Kings Lane
Nashville, TN 37218

Karen Johnson Davidson County
Batch # 1350510 DEEDQC
11/25/2025 08 05 59 AM 2 pgs
Fees $12 00 Taxes $0 00
20251125-0093796

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, JAMES T. BROOKS, an unmarried man, the GRANTOR,

Whose mailing address is 16139 W. Acacia Court, Surprise, AZ 85374;

hereby conveys and quitclaims to

JAMES T. BROOKS, as Trustee of THE JAMES T BROOKS LIVING TRUST, U/A dated October 29, 2025, the GRANTEE,

Whose mailing address is 16139 W. Acacia Court, Surprise, AZ 85374;

and to Grantee's successors and assigns, all of THE FOLLOWING described real property located in the County of Davidson, State of **Tennessee**:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Amended Final Plat Enchanted Hills Section 5, Phase 1 of record in Plat Book 6900, Page 870, 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 JAMES T. BROOKS, an unmarried man, by Warranty Deed from MARY SCOTT, TRUSTEE OF THE NANCY D. DRIVER FAMILY TRUST U/A/D NOVEMBER 21, 2005 in Instrument No. 20220712-0079954 Register's Office for Davidson County, Tennessee, dated July 5, 2022 and recorded on July 12, 2022.

This conveyance is subject to:

- Taxes for the year 2025 and subsequent years.
- Subject to all matters shown on the Plan of record in Plat Book 6900, Page 834 and Plat Book 6900, Page 870, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

More commonly known as 4212 Kings Lane, Nashville, TN 37218.

Map & Parcel: 058 14 0 160.00

EXEMPT: per T.C.A. § 67-4-409.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated: October 29, 2025.

JAMES T. BROOKS

STATE OF ARIZONA

COUNTY OF MARICOPA

Personally appeared before me, the undersigned, a Notary Public, JAMES T. BROOKS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office,

This October 29, 2025.

BE VANG
Notary Public - Arizona
Maricopa County
My Commission Expires
June 30, 2027
Commission # 649365

NOTARY PUBLIC

My commission expires: June 30, 2027