THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd, Ste 130
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch # 1350709 DEEDQC
11/25/2025 11 27 07 AM 2 pgs
Fees $12 00 Taxes $0 00

20251125-0094041

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is· $0 00.

Affiant

Subscribed and sworn to before me, this 24 day of November, 2025

Notary Public

My Commission Expires:

J ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-07-2026

QUITCLAIM DEED

Address New Owner·	Send Tax Bills To·	Tax Information
The 232 Craighead Ave Trust Agreement dated March 1, 2024 232 Craighead Ave Nashville, TN 37205	New Owner	104-13-0-093.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Benjamin Daniel Frock and Alexandra Marie Wittenberg, husband and wife,** hereinafter referred to as the ("Grantor") does hereby quitclaim, transfer and convey unto **The 232 Craighead Ave Trust Agreement dated March 1, 2024,** its successors and assigns all of their rights, title and interest in the portion of real property located in the County of Davidson, State of Tennessee, and more particularly described as follows.

Land in Davidson County, Tennessee, being Lot(s) 7 , as shown on the map entitled Plan of Bransford Realty Company's Addition to Myrtlewood, of record in Plat Book 547, page 117, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to BENJAMIN DANIEL FROCK AND ALEXANDRA MARIE WITTENBERG, HUSBAND AND WIFE, by deed from THE 232 CRAIGHEAD AVE TRUST, U/A DATED MARCH 1, 2024, of record in Instrument No. 20251113-0090447 said Register's Office

IN WITNESS WHEREOF, Grantor has executed this instrument on this _____ day of _____, 2025.

_____
Benjamin Daniel Frock

_____
Alexandra Marie Wittenberg

STATE OF _____)

COUNTY OF _____)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Benjamin Daniel Frock and Alexandra Marie Wittenberg, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 6 day of November 2025

_____
Notary Public

My Commission Expires _____

KATE ROSENTHAL · NOTARY PUBLIC · STATE OF TENNESSEE · DAVIDSON COUNTY · My Commission Expires 05-09-2026