Address New Owner	Map-Parcel Numbers	Send Tax Bills To:
The Johnson Family Trust dated November 25, 2025 908 Locklayer Street Nashville, TN 37208	**82-13-400.00**	**Same**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1 00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **RYAN W. JOHNSON** (the "Grantor") hereby conveys to Ryan W Johnson and Christina Claire Johnson, as Tenants by the Entirety, and thereafter Ryan W. Johnson and Christina Claire Johnson, as Tenants by the Entirety, hereby transfer, assign, and quitclaim to **The Johnson Family Trust dated November 25, 2025** (the "Grantee"), Grantee's successors and assigns, all of the right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property")

This is improved property known as **908 Locklayer Street, Nashville, TN 37208.**

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Grantors and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds, that no request was made that Brian Shelton or Carter Shelton Jones,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-

Affiant

Subscribed and sworn to before me this 25th day of November, 2025

KATIE CESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public
My Commission Expires 06/20/2027

Karen Johnson
Batch # 1353597
12/04/2025 08 13 31 AM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs

20251204-0096171

PLC perform a title examination, and that neither Brian Shelton nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

To the extent applicable, Tennessee Code Annotated § 35-15-510 shall apply to the Property and/or the proceeds (as that term is defined in such section) from the Property

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 25th day of November, 2025

Ryan W. Johnson

Christina Claire Johnson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ryan W. Johnson and Christina Claire Johnson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 25th day of November, 2025.

Notary Public

My Commission Expires
1/11/2026

BRIAN S SHELTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Subdivision of Block "B" of Bransford Realty Company's North Hill Tract, of record in Plat Book 332, Page 72, Register's Office for said County, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Ryan W. Johnson, by deed of record as Instrument Number 20201209-0143986, in the Register's Office for Davidson County, Tennessee

This conveyance is subject to:

- Subject to all matters shown on the Plan of record in Plat Book 332, Page 72, Register's Office for Davidson County, Tennessee.
- Easement for Overhead Line to Electric Power Board of record in Instrument No. 20111108-0087248, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein