Karen Johnson Davidson County
Batch# 1354616 DEEDQC
12/05/2025 01:10:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251205-0096893

Prepared by:

Gordon Law Group, PLC
105 Westpark Dr. Ste 350
Brentwood, TN 37027

STATE OF TENNESSEE

COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $10

Jennifer Ruth Gambill
Affiant

Subscribed and sworn to before me, this the 29th day of September, 2022.

ROBIN J. GORDON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-8-2025

Notary Public

Address of New Owner:	Send Tax Bills to:	Map & Parcel No.
Trustee of the Jen and Pops Trust dtd 9/29/22 3813 Bryce Rd. Nashville, TN 37211	SAME	172-15-0-A 154.00CO

QUITCLAIM DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable consideration, the receipt of which are hereby acknowledged, we, William B. Gambill, Jr. and wife, Jennifer R. Gambill, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto William Benjamin Gambill and Jennifer Ruth Gambill, Trustees of the Jen and Pops Trust dated September 29, 2022, hereinafter called the Grantees, its heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 238, on the Plan of Holt Woods, Section Ten, of record in Plat Book 9700, Pages 281 and 282, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William B. Gambill, Jr. and wife, Jennifer R. Gambill, by deed from Claridge Builders Co., LLC. of record in Book 10670, Page 124, register's Office for Davidson County, TN.

Subject to restrictions of record in Book 9570, Page 22, Book 10256, page 506, re-recorded in Book 10258, page 142, By-Laws in Book 9570, page 13, Easement in Book 10316, page 585, all matters shown on plan of PUD boundary addition in Plat Book 7900, page 668 and Charter in Book 9570, page 5, and all matters shown on the Plan of Record.

This property commonly known as 3813 Bryce Road, Nashville, TN 37211

This conveyance is subject to all restrictions, easements, and planning documents of record.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 29th day of September, 2022.

William B. Gambill, Jr.
Grantor

Jennifer R. Gambill
Grantor

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, William B. Gambill, Jr. and wife, Jennifer R. Gambill, the within named bargainer(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, this 29th day of September, 2022.

ROBIN J. GORDON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-8-2025

Notary Public

Certificate of Authenticity

I, Jordan Hallman, 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 c opy of the original document executed and authenticated according to law on 9/29/2022.

Date

Affiant Signature

12/5/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 5th day of December, 2025.

ROBIN J. GORDON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-3-2029

Notary's Signature

My Commission Expires: _____

Date

Notary's Seal (if on paper)