QUITCLAIM DEED

This deed was prepared based solely upon information supplied by the Grantor, and without the benefit of a title search

STATE OF Louisiana, PARISH OF Lafayette

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $10 00

Shane Broussard & Julie Broussard
Affiant

Subscribed and sworn to me on November 11, 2025

NOTARY PUBLIC

My Commission Expires

ANDREW B MIMS NOTARY PUBLIC COMMISSIONED FOR LIFE NOTARY ID NO 92531 LAFAYETTE PARISH, LA

THIS INSTRUMENT WAS PREPARED BY:
John Cobb Rochford
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road
Nashville, TN 37215

NAME/ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP – PARCEL #
Broussard Family Living Trust 1230 Golden Grain Road Duson, LA 70529	Same as New Owner	108080D00400CO

This instrument was prepared solely from information supplied by the parties hereto without the benefit of title examination, and the preparer makes no representations or warranties of any kind to any person or entities as to the accuracy or correctness of the information contained herein including, without limitations, status or quality of title, restrictions, physical or legal encroachments, zoning, fitness for any particular use, accuracy of the legal description, legal disability or competency of any party to this instrument, lawful access to or easement for the property described herein or any other matter related to the property or the conveyance herein made. The preparer of this instrument has provided no legal advice or counsel to any party to this transaction including, without limitation, advice or counsel related to federal, state, or local consequences connected herewith; and, any effected party is advised to, prior to closing of this transaction, seek the advice of a competent tax attorney or certified public accountant with respect to such tax consequences. The preparer of this instrument was retained for the sole purposes of drafting this instrument and has not acted as "settlement agent," "closing agent", or in any capacity other than drafter to this instrument.

KNOW ALL MEN BY THESE PRESENTS that Shane Thomas Broussard and wife, Julie Hulin Broussard hereinafter called **"GRANTORS,"** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto The Broussard Family Living Trust, hereinafter called **"GRANTEE,"** its successors and assigns, their entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows

> Land in Davidson County, Tennessee, being Unit No 4, Lot No. 78, Horizontal Property Regime as shown on the Condominium Site Plan, Section 2, Phase IV, Quail Valley, of record in Plat Book 5800, Pages 69 & 70, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property
>
> Being the same property conveyed to Shane Thomas Broussard and Julie Hulin Broussard by Warranty Deed from Erin Dias, Trustee of the 3185 Trails End Ln Trust, of record in Instrument No 20250203-0007733 Register's Office for Davidson County, Tennessee, dated January 31st, 2025 and recorded February 3rd, 2025
>
> This is improved property, known as 3185 Trails End Lane, Nashville, TN 37214.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises

Karen Johnson Davidson County
Batch # 1355706 DEEDQC
12/09/2025 08 37 00 AM 2 pgs
Fees $12 00 Taxes $0 00
20251209-0097737

WITNESS my hand on 11 24, 2025.

Shane Thomas Broussard

STATE OF LOUISIANA

PARISH OF LAFAYETTE

On 11 24, 2025, before me personally appeared Shane Thomas Broussard to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained

Witness my hand and official seal on 11 24, 2025

NOTARY PUBLIC
Andrew Mims #92531

My Commission Expires at death

ANDREW B. MIMS NOTARY PUBLIC COMMISSIONED FOR LIFE NOTARY ID NO. 92531 LAFAYETTE PARISH, LA

WITNESS my hand on 11 24, 2025

Julie Hulin Broussard

STATE OF LOUISIANA

PARISH OF LAFAYETTE

On 11 24, 2025, before me personally appeared Julie Hulin Broussard to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained

Witness my hand and official seal on 11 24, 2025.

NOTARY PUBLIC
Andrew Mims #92531

My Commission Expires at death

ANDREW B. MIMS NOTARY PUBLIC COMMISSIONED FOR LIFE NOTARY ID NO. 92531 LAFAYETTE PARISH, LA