Karen Johnson Davidson County
Batch# 1355890 DEEDQC
12/09/2025 03:19:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20251209-0098018

This Instrument Prepared By:
SPENCER FANE LLP (APP)
511 Union Street, Suite 1000
Nashville, Tennessee 37219

QUITCLAIM DEED

Address New Owner(s)	**Send Tax Bills To:**	**Map & Parcel No.:**
Taneisha Harvey, Trustee of the Taneisha Harvey Revocable Trust and Alphonso Will Harvey, Jr., Trustee of the Alphonso Will Harvey, Jr. Revocable Trust 1915 28th Avenue North Nashville, Tennessee 37208	New Owner	069-00-0-083.00

FOR AND IN CONSIDERATION of the sum of TEN and 00/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **TANEISHA HARVEY, TRUSTEE OF THE TANEISHA HARVEY REVOCABLE TRUST U/A/D DECEMBER 13, 2021** ("Grantor"), does hereby quitclaim and convey unto **TANEISHA HARVEY, TRUSTEE OF THE TANEISHA HARVEY REVOCABLE TRUST U/A/D DECEMBER 13, 2021**, as to a 50% interest and **ALPHONSO WILL HARVEY, JR., TRUSTEE OF THE ALPHONSO WILL HARVEY, JR. REVOCABLE TRUST U/A/D DECEMBER 13, 2021**, as to a 50% interest (collectively, "Grantee"), and Grantee's successors, heirs and assigns, all of Grantor's right, title and interest in and to the following tract or parcel of land located in Davidson County, Tennessee, as more particularly described on Exhibit A attached hereto and incorporated by this reference (the "Property").

The Grantor makes no representations or warranties whatsoever with regards to the Property or the Grantor's interest therein. Said Property is conveyed subject to such easements, covenants, reservations, limitations, restrictions and encumbrances as may affect the Property. This is unimproved property known as 4011 Timothy Drive, Nashville, Tennessee 37218. The address is believed to be accurate but such address is not part of the legal description. In the event of any discrepancy, the legal description herein shall control. The attorney preparing this Deed makes no warranty or representation regarding the accuracy of the legal descriptions. This instrument is prepared without the benefit of title search or abstract and the preparer gives no opinion as to title. This instrument may be executed in counterparts.

[Signatures on next page]

[Signature page of Quitclaim Deed]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be dated and effective as of the 5th day of December, 2025.

GRANTOR:

THE TANEISHA HARVEY REVOCABLE TRUST U/A/D DECEMBER 13, 2021

By: Taneisha Harvey
Taneisha Harvey, Trustee

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public of the state and county mentioned, personally appeared Taneisha Harvey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Trustee of the Taneisha Harvey Revocable Trust u/a/d December 13, 2021, the within named bargainor, and that she executed the foregoing instrument on behalf of said trust, as Trustee, for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee this 5th day of December, 2025.

Garrison D. Warren
Notary Public

My Commission Expires: 11/8/2028

GARRISON D. WARREN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/08/2028
DAVIDSON COUNTY

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Janiske Harvey

AFFIANT

Subscribed and sworn to before me, this 5th day of December, 2025.

Garrison D. Warren

NOTARY PUBLIC

My Commission Expires: 11/8/2028

GARRISON D. WARREN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/08/2028
DAVIDSON COUNTY

NSH 3318186.2

Exhibit A

[Legal Description]

TRACT 1:

LAND located in the 13th Civil District of Davidson County, Tennessee, being part of Lot No. 2, Lands of W.J. Drake, deceased, as of record in Minute Book J, Pages 396-397, in the County Court for said County, described according to a survey made by Ralph W.C. Lambert, dated May 5, 1963 as follows:

BEGINNING at an iron pin on the easterly margin of Drakes Branch Road at the intersection of the easterly margin of said road and the northerly line of Lot No. 43, Block DD on the Revised Map of Fairview Subdivision, of record in Book 1130, page 54, in the Register's Office for Davidson County, Tennessee; thence with the easterly margin of said road, North 02 degrees 06 minutes East, 200.2 feet to an iron pin; thence South 85 degrees 31 minutes East, 778 feet to an iron pin; thence South 04 degrees 10 minutes East, 202.7 feet to an iron pin in the northerly line of said Fairview Subdivision; thence with same, North 85 degrees 31 minutes West, 800 feet to the beginning, containing 3.62 acres, more or less.

INCLUDED IN THE ABOVE LEGAL DESCRIPTION BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE is the following tract, being a part of Lot No. 2 on the Plan of the Lands of W.J. Drake, deceased, as of record in Minute Book J, Pages 396-397, in the County Court for said County, described according to a survey made by Ralph W.C. Lamber, Surveyor, dated May 5, 1963 and May 25, 1964 as follows, to-wit:

BEGINNING at an iron pin on the easterly margin of Drakes Branch Road, at the intersection of the easterly margin of said road and the northerly line of Lot No. 43, Block DD on the Revised Map of Fairview Subdivision, of record in Book 1130, Page 54, in said Register's Office; thence with the easterly margin of said road, North 02 degrees 06 minutes East, 200.2 feet to an iron pin; thence South 85 degrees 31 minutes East, 400 feet to an iron pin; thence South 02 degrees 06 minutes West, 201.4 feet to an iron pin in the northerly line of said Fairview Subdivision; thence with the said line, North 85 degrees 31 minutes West, 400 feet to the point of beginning, containing 1.75 acres, more or less.

TRACE 2:

LAND located in the 13th Civil District of Davidson County, Tennessee, being part of Lot No. 2, the Lands of W.J. Drake, deceased, as of record in Minute Book "J", Pages 396 and 397, Davidson County Court, and further described according to a survey made by Ralph W.C. Lambert, Surveyor, September 13, 1964, as follows, to-wit:

BEGINNING at an iron pin at the southeast corner of the property conveyed to J.C. Hardin (Book 3538, Page 128, in the Register's Office of Davidson County, Tennessee); thence North 85 degrees 31 minutes East, 200 feet to an iron pin on the westerly margin of an undeveloped street; thence with same northwardly 105 feet; thence westwardly 200 feet to said Hardin's eastern boundary line; thence southwardly 102.7 feet to the beginning.

BEING the same property conveyed to Taneisha M. Harvey, by Warranty Deed dated April 23, 2021, from Dean Ray Cunningham, recorded April 26, 2021, in Instrument No. 20210426-0054918, in the Register's Office of Davidson County, Tennessee. Further conveyed to Taneisha Micole Alexander Harvey and husband Alphonso Will Harvey, Jr., by Quitclaim Deed from Taneisha M. Harvey, dated December 17, 2021, and recorded December 21, 2021, in Instrument No. 20211221-0168543, in said Register's Office. Further conveyed to Taneisha Harvey, Trustee of the Taneisha Harvey Revocable Trust u/a/d December 13, 2021, as to a 50% interest and Alphonso Will Harvey, Jr., Trustee of the Alphonso Will Harvey, Jr. Revocable Trust u/a/d December 13, 2021, as to a 50% interest, by Quitclaim Deed from Taneisha Micole Alexander Harvey and Alphonso Will Harvey, Jr., married, dated June 14, 2024, and recorded June 17, 2024, in Instrument No. 2024617-0045303, in said Register's Office. Further conveyed to Taneisha Harvey, Trustee of the Taneisha Harvey Revocable Trust u/a/d December 13, 2021, by Quitclaim Deed from Alphonso Will Harvey, Jr., Trustee of the Alphonsho Will Harvey, Jr. Revocable Trust u/a/d December 13, 2021, dated November 26, 2025, and recorded December 1, 2025, in Instrument No. 20251201-0095103 in said Register's Office.

THIS conveyance is made subject to such limitations, restrictions and encumbrances as may affect the premises.

THIS is unimproved property known as 4011 Timothy Drive, Nashville, TN 37218.

CERTIFICATE OF AUTHENTICITY

I, Andrea P. Reny, 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 copy of the original document executed and authenticated according to law on December 5, 2025 (date of document).

Andrea P. Reny
Affiant Signature

12/9/2025
Date

STATE OF TENNESSEE

COUNTY OF Davidson

Sworn to and subscribed before me this 9th day of December, 2025.

Notary's Signature

My Commission Expires: 10/4/27.

ELISE PALMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

202512090098018