Karen Johnson Davidson County
Batch# 1358921 DEEDQC
12/17/2025 10:44:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20251217-0100251

THIS INSTRUMENT PREPARED BY:

Jeffrey Mobley, atty.
Mobley & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4447

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--.

Alice Stevens
Affiant

Subscribed and sworn to before me, this 15 day of December, 2025.

Notary Public
My Commission Expires: _____

SARAH CUNNINGHAM NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
C. Turney Stevens, Jr. and Ann P. Stevens, Trustees 2416 McIntyre Court Franklin, TN 37069	SAME	104 05 0 133.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **C. Turney Stevens, Jr., and/or Alice Stevens, Trustees of the Turney & Jeanne Stevens Family Trust, established by the Trust Agreement of Jeanne M. Stevens dated December 20, 2012**, hereinafter called the Grantors, for the purpose of

transferring the Grantors' entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantors, hereby remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **C. Turney Stevens, Jr. and Ann P. Stevens, Trustees of the Turney & Ann Stevens Living Trust, established by the Revocable Trust Agreement of C. Turney Stevens, Jr. and Ann P. Stevens dated June 24, 2025**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 15 day of December, 2025.

Charles T. Stevens, Jr. Trustee

Charles T. Stevens, Jr., Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles T. Stevens, Jr., Trustee, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 15 day of December, 2025.

My Commission Expires: _____

SARAH CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires March 15, 2026

Notary Public

Alice Stevens

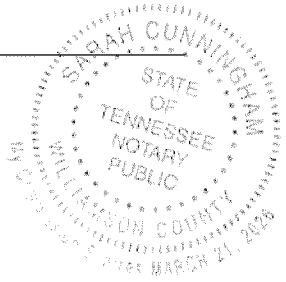
Alice Stevens, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Alice Stevens, Trustee, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 15 day of December, 2025.

My Commission Expires: _____



Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Richland Realty Company's Subdivision of Lot No. 328, etc., in Westlawn Subdivision, of record in Book 421, Page 79, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to C. Turney Stevens, Jr., and/or Alice Stevens, Trustees of the Turney & Jeanne Stevens Family Trust, established by the Trust Agreement of Jeanne M. Stevens dated December 20, 2012, by deed from Ann Stevens of record under Instrument No. 20250625-0050022, Register's Office for Davidson County, Tennessee.

This is improved property known as 3903 A & B Murphy Road, Nashville, Tennessee 37209.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 15, 2025.

12/16/2025
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 16th day of December, 2025.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

