THIS DOCUMENT PREPARED BY: **John G. Fahner** **Kennedy & Associates, PLLC** 3052 Lebanon Pike Nashville, Tennessee 37214 (615) 883-4998	**This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(1)(C)(vi).**

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers
Bobby D. Lawrence and Charlene F. Lawrence, Trustees 5940 Port Yakima Court Hermitage, TN 37076	SAME AS NEW OWNER	097 04 0 048.00

Karen Johnson Davidson County
Batch # 1359394 DEEDQC
12/18/2025 12:53:05 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251218-0100662

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **Bobby Doyle Lawrence and Charlene Faye Lawrence**, 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 unto **Bobby Doyle Lawrence and Charlene Faye Lawrence, Trustees of The Lawrence Revocable Living Trust**, dated December 15, 2025, and any amendments thereto, and to their successors in trust, with full power to sell, transfer, mortgage, and convey without signature of any beneficiary, all of the Grantors' right, title, and interest in and to real property in Davidson County, State of Tennessee, more particularly described as follows:

> Being Lot No. 90, on the plan of Lake Park, Section One, of record in Plat Book 4175, Pages 134 and 135, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Bobby Doyle Lawrence and Charlene Ragan, from Herman Michael Floyd and wife, Judy K. Floyd by Warranty Deed of record in Book 8769, Pages 997-999 in the Register's Office for Davidson County, Tennessee.

Charlene Ragan now being known as Charlene Faye Lawrence. Charlene Ragan and Bobby Doyle Lawrence were married in 1995, and such marriage has remained uninterrupted as of the date of execution.

This is improved property known as 5940 Port Yakima Court, Hermitage, Tennessee 37076.

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 my hand this 15 day of December, 2025.

Bobby Doyle Lawrence, Grantor

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 **Bobby Doyle Lawrence**, 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 and seal, at office, this 15th day of December, 2025.

My Commission Expires: 3/8/28

Notary Public

TIFFANY BECKMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

WITNESS my hand this 15 day of December, 2025.

Charlene F Lawrence

Charlene Faye Lawrence, Grantor

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 **Charlene Faye Lawrence**, 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 and seal, at office, this 15th day of December, 2025.

My Commission Expires: 3/8/28

Tiffany Beckman

Notary Public

TIFFANY BECKMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON