Karen Johnson
Batch # 1360494
12/22/2025 11:08:03 AM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20251222-0101381

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is 0.

Affiant

Subscribed and sworn to before me on this 19th day of December, 2025.

NOTARY PUBLIC

My commission expires: _____

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 5-3-2027

This instrument prepared by:
HOWARD M. SKIPWORTH & ASSOCIATES
HOWARD M. SKIPWORTH #012469
Post Office Box 489
Joelton, Tennessee 37080-0489
Telephone: 615.876.2550
Email: hskipworth@skipworthlaw.com

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel Numbers:
Adrian Gary Arrington, Jr. Trust 4150 Bernard Road Joelton, Tennessee 37080	Karen J. Turrentine, Trustee 4150 Bernard Road Joelton, Tennessee	02900034900

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Karen J. Turrentine, Executrix of the **Estate of Adrian Gary Arrington, Sr.,** deceased, for and in consideration of the sum of one and no/100 Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and in connection with the distribution and closing of the Estate of **Adrian Gary Arrington. Sr.,** the decedent's Will having been duly admitted to probate in Davidson County, Tennessee, and recorded at Docket No. 25P1618, Probate Clerk's Office for said county, has bargained and sold and hereby remises, releases and forever quitclaims unto Karen J. Turrentine, Trustee of the **Adrian Gary Arrington, Jr.,** Trust, as identified and proofed by Will with Trust of record in Instrument No:. 20251222-0101379 Register of Deeds for Davidson County, Tennessee, her heirs and assigns, all her right title and interest in and to a certain tract of land in Davidson County, Tennessee, and described on Exhibit A attached hereto and incorporated herein by this reference.

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

WITNESS my hand this 19th day of December, 2025.

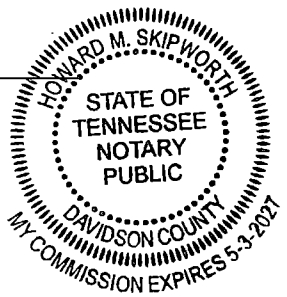
KAREN J. TURRENTINE
Executrix of the Estate of
ADRIAN GARY ARRINGTON, SR., DECEASED

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said State and County of aforesaid, Karen J. Turrentine, the within named bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument for the purposes therein contained on this 19th day of December, 2025.

Howard M. Skipworth
NOTARY PUBLIC

My commission expires: _____



NOTICE TO REGISTER OF DEED:
After recording, please return to:

Howard M. Skipworth
Post Office Box 489
Joelton, TN 37080

EXHIBIT "A"

Situated in the 14th Civil District of said County and State and lying on the North side of Bernard Road described as follows:

Beginning at a spike in the center of Bernard Road said spike being the southeasterly corner of a tract described in Book 2089, page 281 in the Register's Office for Davidson County, Tennessee, thence with the centerline of Bernard Road South 88° 30′ East 26 feet to a point; thence due north 350 feet to a point; thence South 80° 15′ West 25 feet to a point; thence due south 345 feet to the point of beginning.

Being the property conveyed to Adrian Gary Arrington A/K/A Adrian Gary Arrington, Sr. by deed from James Arrington, Charles E. Arrington, Glenn A. Arrington, Nadine Sterry, Sue Cook, Willie Mae Arrington, Paul Arrington, and Gene Arrington being all of the heirs at law of Charlie Arrington who died intestate of record in Book 7426 page 447-448, Register of Deeds for Davidson County, Tennessee.