Karen Johnson
Batch # 1360936
12/22/2025 02:56:11 PM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20251222-0101647

THIS INSTRUMENT PREPARED BY:
Watkins & McNeilly, PLLC
214 2nd Avenue, North, Suite 300
Nashville, TN 37201-1638

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP AND PARCEL NUMBERS
Justin Samuel Pulliam 500 Carriage Lane Lebanon, TN 37087	Same	Map: 117-3-B Par.: 57.00

This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(1)(C)(viii). No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(1)(E).

FOR AND IN CONSIDERATION of Ten ($10.00) cash in hand paid and other good and valuable consideration, and for the express purpose of distributing a trust pursuant to the terms thereof, we, the undersigned, QUENTON SCOTT PULLIAM and JUSTIN SAMUEL PULLIAM, Trustees of the Residuary Trust u/w/o Helen Ann L. Pulliam, hereinafter "Grantors," do hereby quitclaim and by these presents do transfer and convey unto JUSTIN SAMUEL PULLIAM, his heirs and assigns, all of Grantors' right, title and interest in and to that certain tract or parcel of real property located in Davidson County, Tennessee and more fully described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. D-10, Parcel No. 57, of the Villager Condominium, revised in Book 5200, page 201, Register's Office to which plan reference is hereby made for a more complete and accurate legal description of said unit.

Being the same property conveyed to Quenton Pulliam, Trustee of The Helen Ann L. Pulliam Residuary Trust by Warranty Deed from Steven C. Kirby of record at Instrument No. 20111104-0086298, Register's Office for Davidson County, Tennessee.

This improved property is known as 2601 Hillsboro Pike, Unit D-10, Nashville, TN 37212.

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

Grantors convey in their fiduciary capacity only and not individually.

WITNESS my hand this 20th day of December, 2025.

RESIDUARY TRUST u/w/o HELEN ANN L. PULLIAM

Quenton Scott Pull, Trustee

QUENTON SCOTT PULLIAM, Trustee

Justin Samuel Pull, Trustee

JUSTIN SAMUEL PULLIAM, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Judey Harrington Notary Public, QUENTON SCOTT PULLIAM, Trustee of the Residuary Trust u/w/o Helen Ann L. Pulliam, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand this 20th day of December, 2025.

Judey Harrington
Notary Public

My Commission Expires:

05-28-2028

JUDEY HARRINGTON
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 5/28/2028

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Judey Harrington, Notary Public, JUSTIN SAMUEL PULLIAM, Trustee of the Residuary Trust u/w/o Helen Ann L. Pulliam, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand this 20th day of December, 2025.

Judey Harrington
Notary Public

My Commission Expires:

05-28-2028

