THIS DOCUMENT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AND FROM INFORMATION PROVIDED BY THE PARTIES.

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
Gregory Don Poss and Lisa Carol Foust, Co-Trustees of The Gregory Poss and Lisa Foust Joint Revocable Living Trust dated December 18, 2025 1844 Merritt Street Old Hickory, TN 37138	*Gregory Don Poss and Lisa Carol Foust 1844 Merritt Street Old Hickory, TN 37138*	*053 06 0B 137.00*

Karen Johnson Davidson County
Batch # 1360992 DEEDQC
12/23/2025 08:11:07 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20251223-0101726

This instrument made and entered into on this the 18th day of December, 2025, by and between ***Gregory Poss and wife, Lisa Foust***, First Party; and ***Gregory Don Poss and Lisa Carol Foust, Co-Trustees of The Gregory Poss and Lisa Foust Joint Revocable Living Trust dated December 18, 2025***, Second Party:

WITNESSETH

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 of which is hereby acknowledged, the First Party conveys and quitclaims unto the Second Party, its successors and assigns, all their right, title, and interest in and to the hereinafter described real property located in a certain tract or parcel of land in Davidson County, State of Tennessee, and more particularly described as follows, ***retaining, however, the immunity of tenants by the entirety property as provided by T.C.A. §35-15-510***:

Land in Davidson County, Tennessee, being Lot No. 67 on the Plan of Waterford Phase 4B of record in Plat Book 7900, Page 770, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

SOURCE OF DESCRIPTION: Previous and last conveyance.

PREVIOUS AND LAST CONVEYANCE being a Warranty Deed from Martha Elaine Potter to Gregory Poss and wife, Lisa Foust, of record in Instrument Number 20030827-0124661, Register's Office of Davidson County, Tennessee.

This property is commonly known as 1844 Merritt Street, Old Hickory, Tennessee.

This property is subject to all Government rules and regulations and all public utility and private easements and rights-of-way, whether shown of record or ascertainable by a visual inspection of the premises. This conveyance is further made subject to any and all restrictions and encumbrances as may be shown of record in the county office of the

Register of Deeds where the real property is situated.

This property has not been surveyed for this conveyance, and the description herein is being taken from the previous and last deed of record. Preparer of this instrument accepts no responsibility and/or liability for the accuracy of acreage, boundaries, or other such matters that would be disclosed by an accurate survey.

IN TESTIMONY WHEREOF, the First Party has hereunto set their signatures, this day and date first above written.

Gregory Poss

Lisa Foust

STATE OF TENNESSEE
COUNTY OF PUTNAM

PERSONALLY APPEARED before me, the undersigned, a Notary Public in and for said County and State, ***Gregory Poss and Lisa Foust***, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this 18th day of December, 2025.

MELONI J SHERMAN
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY

NOTARY PUBLIC
My Commission Expires: 10/23/27

THIS TRANSACTION IS EXEMPT FROM RECORDATION TAX PURSUANT TO T.C.A. §67-4-409(a)(1)(C)(vi) BECAUSE IT IS A TRANSFER TO A REVOCABLE LIVING TRUST.