Prepared by and Return to:
Tommy C. Estes
MANIER & HEROD, a Tennessee, Professional Corporation
1201 Demonbreun Street, Suite 900
Nashville, Tennessee 37203
(615) 742-9315

Karen Johnson Davidson County
Batch # 1361190 DEEDQC
12/23/2025 11:50:51 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20251223-0102055

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PAR. NO.
Diane Friedman Beck, Trustee **Diane Friedman Beck** **Living Trust U/A/D** **July 23, 2025** **6666 Brookmont Terrace** **Unit 907** **Nashville, TN 37205**	**SAME**	**142-07-OI-009.00 CO**

FOR AND IN CONSIDERATION of One Dollar ($1), the receipt of which is hereby acknowledged, DIANE FRIEDMAN BECK (previously known as Diane F. Weiner) (hereinafter referred to as "Grantor"), by these presents, does hereby quitclaim and convey unto DIANE FRIEDMAN BECK, TRUSTEE of the DIANE FRIEDMAN BECK LIVING TRUST dated July 23, 2025, (hereinafter "Grantee), its successors and assigns, with full power to mortgage, sell, encumber, restrict and convey all of her right, title and interest in and to the following described property located in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Unit No. 503, together with the appurtenant interest in the common elements of Harpeth Park Townhomes, a horizontal property regime with private elements established by Declaration in Instrument No. 20150430-0038713, amended in Instrument No. 20150615-0056309, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Site Plan attached as Exhibit B to the aforementioned amended Declaration, and being located upon Lot No. 2 on the Plan of H.B. Hows of record in Plat Book 5190, Page 195 and Lot No. 2 on the Plan of Belle Glen of record in Plat Book 8250, Page 929

(previously known as Lot No. 1 on the Plan of H.B. Hows of record in Plat Book 5190, Page 195), Register's Office for Davidson County, Tennessee.

Being the same property conveyed by Warranty Deed from Elde Guerrier and DeLisa Guerrier, husband and wife, to Diane F. Weiner, as recorded on November 15, 2017 in Instrument No. 20171115-0117366, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 503 Harpeth Park Drive, Nashville, TN 37221.

This conveyance is made subject to 1) Property taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

The legal description stated above has been taken from the prior Warranty Deed conveying the interest in said property to Grantor. This transfer is by quitclaim and Grantor makes no warranties about the title.

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

WITNESS MY HAND this 22nd day of December, 2025.

Diane Friedman Beck

DIANE FRIEDMAN BECK, Grantor

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me Tommy C. Estes, a Notary Public of this County, DIANE FRIEDMAN BECK, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND, at office, this 22nd day of December, 2025.

Tommy C. Estes
Notary Public
My Commission Expires: 03-08-2028

TOMMY C. ESTES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 8, 2028

THIS CONVEYANCE IS EXEMPT FROM TENNESSEE RECORDATION TAX PURSUANT TO TENNESSEE CODE ANNOTATED, Section (a)(1)(C)(vi) [formerly SECTION 67-4-409(a)(3)(F)].