Karen Johnson Davidson County
Batch# 1364069 DEEDQC
12/31/2025 10:00:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20251231-0104380

This Instrument Prepared by:
BARBARA J. MOSS
ELDER LAW OF NASHVILLE PLC
4235 Hillsboro Pike, Suite 300
Nashville, TN 37215

From information furnished by the parties

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me December 15, 2025.

BARBARA J MOSS STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 05/09/2026 DAVIDSON COUNTY

Stephen Buckles, Affiant

NOTARY PUBLIC
My Commission Expires: 5/5/26

[Exempt from Taxation Pursuant to T.C.A. § 67-4-409(3)(A)(ii)]

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Stephen Buckles, Trustee 4400 Belmont Park Terrace #251 Nashville, TN 37215	SAME	131 07 0B 251.00

FOR NO MONETARY CONSIDERATION, I, Stephen Buckles, by these presents do hereby quitclaim and convey unto Beth Brock Bradford, Trustee of the Stephen G. Buckles Living Trust all my right, title and interest in and to the following described tract of land in Davidson County:

Land in Davidson County, Tennessee, being Building Site No. 251 on the plan of Arden Place, Section X, as of record in Book 5210, page 218, Register's Office for Davidson County, Tennessee, reference to which plat is hereby made for a more complete and accurate description of said property.

Being the same property conveyed to Stephen Buckles and wife, Mary Parker Buckles, by Warranty Deed dated December 3, 2001, from Gerald Sheridan and Betty Sheridan of record as Instrument No. 20011221-0141386 of record in said Register's Office. Thereafter, Mary Parker Buckles died on December 22, 2024, as shown by a copy of her death certificate attached hereto.

This improved property is known as 4400 Belmont Park Terrace #251. Nashville, TN 37215.

Witness my hand this 15th day of December, 2025.

Stephen Buckles

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Stephen Buckles, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 15th day of December, 2025.

BARBARA J MOSS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/09/2026
DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 5/9/26

Tennessee Certification of Electronic Document

I, Adam J. Berk, do hereby make oath that I am a licensed attorney and the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on the 15th day of December, 2025.

Adam J. Berk, *Affiant*

12/17/2025
Date

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 17th day of December, 2025.

STEPHANIE L WHITTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03, 2027

[SEAL]

NOTARY PUBLIC
My Commission Expires: May 3, 2027