This Document Prepared By:
WILLIAM CARTWRIGHT
Attorney at Law
Cartwright Law, PLLC
1535 West Northfield Blvd., Ste 3 A
Murfreesboro, TN 37129
(615)785-2909

Karen Johnson Davidson County
Batch # 1364901 DEEDQC
01/05/2026 08:39:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260105-0000037

From information furnished by the parties.
No title exam requested or performed.
This transfer is by quitclaim without warranties of title.

Address New Owners and After Recording,
Send Tax Bills To:
Thomas Earl McClendon and Joanna Smith McClendon, as Trustees
2730 Morton Lane
Smyrna, TN 37167

Map Parcel No.
103-16-0D-106.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, THOMAS E. MCCLENDON and JOANNA S. MCCLENDON, the GRANTORS, has bargained, sold, and does hereby quitclaim, transfer and convey all their rights, interests, and title to THOMAS EARL MCCLENDON and JOANNA SMITH MCCLENDON as Trustees of THE THOMAS and JOANNA MCCLENDON LIVING TRUST, U/A dated December 30, 2025, and any amendments thereto, the GRANTEE,

Whose mailing address is 2730 Morton Lane, Smyrna, Tennessee 37167;

and to Grantee's successors and assigns, THE FOLLOWING described real property located in the County of Davidson, State of Tennessee:

LAND in Davidson County, Tennessee, being UNIT NO. 106 on the Plan of LANCASTER CONDOMINIUMS, according to the Master Deed of record in Book 5963, page 441, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 5200, page 460, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Thomas E. McClendon and wife, Joanna S. McClendon, by Warranty Deed from Tina Henard, single, in Book 9806 Page 990, Legal Reference 00009896-0000900 Register's Office for Davidson County, Tennessee.

This is improved property, known as 3909 Whitland Avenue, Unit #106, Nashville, Tennessee 37205;

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record. No new survey performed.

This transfer is exempt under T.C.A. 67-4-409(a)(1)(C)(vi).

THIS CONVEYANCE IS MADE SUBJECT TO:

All the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any. Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The then-acting Trustees have the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 30th day of December 2025.

Thomas Earl McClendon
THOMAS EARL MCCLENDON

Joanna Smith McClendon
JOANNA SMITH MCCLENDON

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public, THOMAS EARL MCCLENDON, 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, at office,

This 30th day of December, 2025.

Nicole Cartwright
NOTARY PUBLIC

My commission expires: August 15, 2026

NICOLE CARTWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public, JOANNA SMITH MCCLENDON, 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 30th day of December, 2025.

Nicole Cartwright
NOTARY PUBLIC

My commission expires: August 15, 2026

NICOLE CARTWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD