Karen Johnson Davidson County
Batch# 1365010 DEEDQC
01/05/2026 10:09:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260105-0000183

PREPARED BY:

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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

AFFIANT

Subscribed and sworn to before me on this day, January 2, 2026.

Notary Public

My Commission Expires: _____

New Owner Address:
Perez Family Trust
5025 Hillsboro Pike, Unit 5A
Nashville, TN 37215

Send Tax Bills To:
Same

Map-Parcel Number:
131 01 0D 026.00

QUITCLAIM DEED

Omar Perez and Angela Marie Perez, husband and wife (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to the **Perez Family Trust**, dated January 2, 2026 ("Grantee"), a revocable trust established by the Grantor, all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

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

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.

<Signature page to follow.>

WITNESS my hand on this day, **January 2, 2026**.

Omar Perez

Angela Marie Perez

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Omar Perez and Angela Marie Perez**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the foregoing instrument as such persons' free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, on this day, January 2, 2026.

Notary Public

My Commission Expires: _____

COURTNEY M. HALL
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-13-2027

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. 26 on the Plan of Georgetown Apartments, a condominium, of record in Book 5200, page 4, Register's Office for said County, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Omar Perez and Angela Marie Perez, husband and wife, from Alice Duncan, by and through her lawful attorney-in-fact, Jeffrey Ray Duncan by virtue of that power of attorney recorded in instrument number 20201223-0153160, Register's office for Davidson County, Tennessee, by deed of record in Instrument No. 20240531-0040418, Register's Office for Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 5025 Hillsboro Pike, Unit 5A, Nashville, TN 37215.

CERTIFICATE OF AUTHENTICITY

I, Eric J. Scott, Esq., 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 January 2, 2026.

Affiant Signature

1/2/26
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, January 2, 2026.

Courtney M. Hall
Notary Public

My Commission Expires: _____

COURTNEY M. HALL
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-19-2027