Karen Johnson Davidson County
Batch# 1367596 DEEDWARR
01/08/2026 12:11:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260108-0001789

THIS INSTRUMENT PREPARED BY:
PAUL C. HAYES, ESQ.
HAYES LAW, PLLC
112 WESTWOOD PLACE, SUITE 310
BRENTWOOD, TENNESSEE 37027
(615) 866-6800

WARRANTY DEED

Consideration Certificate

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is $0. Pursuant to Tenn. Code Ann. § 67-4-409(a)(1)(C)(vi), the transfer of the property described herein is exempt from the Tennessee Realty Transfer tax.

Barbara R. Haugen

Barbara R. Haugen, as Trustee, Affiant

Subscribed and sworn to before me,
this 8th day of January, 2026.

Lisa D. Hill

Notary Public

My Commission Expires: 5/28/2029

LISA D. HILL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-28-2029

Address of New Owner:	Send Tax Bills to:	Map-Parcel Number:
Barbara R. Haugen, Trustee of the Barbara R. Haugen Revocable Trust 4000 West End Avenue, Apt. 103 Nashville, TN 37205	Barbara Haugen 100 3rd Avenue South Unit 3603 Minneapolis, MN 55401	103-12-0G-103.00 CO

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is acknowledged, we, **GARY HAUGEN and BARBARA HAUGEN,** husband and wife (collectively, the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto **BARBARA R. HAUGEN, as Trustee of the BARBARA R. HAUGEN REVOCABLE TRUST under agreement dated October 21, 2003, as amended** (the "Grantee"), its successors and assigns, all of the Grantor's right, title, and interest in and to a certain tract of real property located in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Unit 103, together with the appurtenant interest in the common elements and the parking spaces and storage area designated and assigned to Unit 103 together with the appurtenant interest in the common elements on the Plan of The Jacksonian 4000 Condominiums as described to Exhibit "B" to the Master Deed of The Jacksonian 4000 Condominiums of record in Instrument No. 20020208-0017172, amended in Instrument No. 20020910-0109643, Instrument No. 20021104-0134916 and Instrument No. 20021127-0147048, Register's Office for Davidson County, Tennessee, to which instruments reference is made for a complete legal description.

Being the same property conveyed by Michael E. Collins, Sr. and Marva E. Collins, husband and wife, to Gary Haugen and Barbara Haugen, husband and wife, by deed dated May 15, 2019, recorded as Instrument No. 20190516-0046181, in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all recorded declarations, covenants, conditions, restrictions, planning documents, and easements of public record in said Register's Office, and all applicable governmental and zoning regulations,

This is improved property commonly known as 4000 West End Avenue, Unit 103, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said tract of land, with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns, forever; and Grantor does covenant with Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise disclosed to the Grantee. Grantor does further covenant and bind themselves, their successors and representatives, to warrant and forever defend the title to said land to Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

This deed was prepared without the benefit of a title search and uses the legal description for the property herein conveyed as reflected in the deed of conveyance to the Grantor. The property is conveyed subject to such limitations, restrictions, easements, and encumbrances as may affect the subject property.

This transfer is made pursuant to the provisions of Tenn. Code Ann. § 35-15-510, which provides in part that any property conveyed by spouses who held such property as tenants by the entirety, such as the Grantor, to any revocable trust(s), such as the Grantee, shall have the same immunity from the claims of their respective creditors as if such property had continued to be held by the Grantor as tenants by the entirety.

SIGNED this the 8th day of January, 2026.

Gary Haugen

GARY HAUGEN

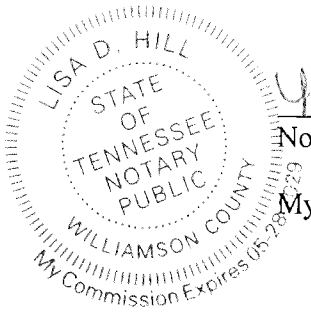
Barbara Haugen

BARBARA HAUGEN

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

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

WITNESS my hand and official seal on this 8th day of January, 2026.



Notary Public

My Commission Expires: 5/28/2029

CERTIFICATE OF AUTHENTICITY

I, Paul C. Hayes, do hereby make oath that I am a licensed attorney and/or 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 9, 2026

1-9-2026
Date

Paul C. Hayes
Paul C. Hayes

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me this 9th day of January, 2026.

Lisa D. Hill
Notary Public

My Commission Expires: 5/28/2029

Notary's Seal (if on paper)

