This Instrument Prepared By:
Knight Legal
751 Cool Springs Blvd., Ste. 106
Franklin, Tennessee 37067
This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Karen Johnson
Batch # 1371705
01/22/2026 11:44:33 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260122-0005266

New Owner:	Send Tax Bill:	Map/Parcel
Ralph Bristol, Trustee of the Ralph Bristol Revocable Living Trust dated December 3, 2025, and any amendments thereto 1013 Wemberton Place Nashville, TN 37214	Same as new owner	109 05 0A 006.00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][1][D]).

Ralph Bristol
AFFIANT

Sworn to and subscribed before me this 3rd day of December 2025.

Notary Public

RYAN KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 3-7-2029

(Notary Stamp)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **RALPH BRISTOL**, a married man (Grantor), by these present do hereby quitclaim and convey unto **RALPH BRISTOL, TRUSTEE OF THE RALPH BRISTOL REVOCABLE LIVING TRUST DATED DECEMBER 3, 2025, AND ANY AMENDMENTS THERETO**, (Grantee), its heirs and assigns, all my right, title and interest in and to the following described tract or parcel of land in Davidson County, Tennessee:

Being Lot No. 75 on the plan of Phase 4 Lakeridge, of record in Book 8250, page 726, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Ralph Bristol, by deed from Ronald K. Pickett, II

and wife, Karen K. Pickett, of record in Instrument No. 20070427-0050591, Register's Office for Davidson County, Tennessee.

The property is subject to the following:
· Subject to all matters as shown on the Plan of record in Book 8250, page 726, Register's Office Davidson County, Tennessee.
· Covenants, conditions, and restrictions as set forth in instrument recorded in Book 9669, page 715; and Book 9669, page 738, Register's Office for Davidson County, Tennessee.
· Easement of record in Book 10539, page 405, Register's Office for Davidson County, Tennessee.

This is improved property known as: 1013 Wemberton Place, Nashville, TN 37214.

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

WITNESS MY HAND this 3rd day of December, 2025.

By: _____
RALPH BRISTOL

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ralph Bristol, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, TN, this 3rd day of December, 2025.

_____
NOTARY PUBLIC

RYAN KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 3-7-2029