Karen Johnson Davidson County
Batch# 1371801 DEEDQC
01/22/2026 01:43:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260122-0005374

THIS INSTRUMENT PREPARED BY:

Jeffrey Mobley, atty.
Mobley & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4447

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--.

Affiant

Subscribed and sworn to before me, this 19th day of January, 2026.

Notary Public
My Commission Expires: _____

SARAH CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires MARCH 21, 2026

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Charles R. Griffin II and Laurie Warf Griffin, Trustees 5400 Granny White Pike Brentwood, TN 37027	SAME	145 14 0A 001.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Charles R. Griffin II and wife, Laurie Warf Griffin**, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by

the Grantors, hereby remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Charles R. Griffin II and Laurie Warf Griffin, Trustees of the Charles & Laurie Griffin Living Trust, established by the Revocable Trust Agreement of Charles R. Griffin II and Laurie Warf Griffin dated January 19, 2026**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS our hands this 19th day of January, 2026.

Charles R. Griffin II

Laurie Warf Griffin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles R. Griffin II and Laurie Warf Griffin, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 19th day of January, 2026.

My Commission Expires: _____

SARAH CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires MARCH 21, 2026

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee being a certain Condominium Apartment being known as Unit A on the Plan of 5400 Granny White Condominiums, a condominium development of record in Plat Book 11190, Page 142, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof, together with the appurtenances, estate, title and interest thereto belonging as more fully described in the Master Deed of 5400 Granny White Condominiums as of record in Book 11270, page 968, said Register's Office, amended by instrument recorded as Instrument No. 20000607-0056646, said Register's Office

Being the same property conveyed to Laurie Warf Griffin and husband, Ricky Griffin, by deed from Ennis G. Warf and wife, Mary Dale Warf, of record as Instrument No. 20000616-0060303, Register's Office for Davidson County, Tennessee.

Charles R. Griffin II and Ricky Griffin are one and the same person.

This is improved property known as 5400 Granny White Pike, Brentwood, TN 37027.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 19, 2026.

01/21/2026
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 21st day of January, 2026.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

