THIS INSTRUMENT PREPARED BY:
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Karen Johnson Davidson County
Batch # 1380669 DEEDQC
02/13/2026 11:00:48 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260213-0011650

**This deed is prepared without benefit of title examination at the request of the Grantor and Grantee.**

## QUITCLAIM DEED

Know all persons by these presents that **William J. Senese** (the "Grantor"), for and in consideration of Ten Dollars ($10.00), does hereby quitclaim unto **William J. Senese and Erika L. Senese, as husband and wife holding as tenants by the entirety,** (collectively the "Grantee"), and Grantee's successors and assigns, all of Grantor's right, title, and interest in and to the following described real estate located in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Hillmont Estates, Section One, of record in Book 3700, Page 100 Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description thereof.

This real property being all of the property conveyed to the Grantor from Michael Buchalski and Deborah Buchalski, as tenants by the entirely, and Stephen Hirschorn, married, by warranty deed dated August 4, 2014, and recorded on August 15, 2014, at **Instrument No. 20140815-0073808,** in the Register's Office for Davidson County, Tennessee.

Unless the context requires a contrary construction, the singular shall include the plural and the plural the singular.

Title to the real property which is the subject of this instrument is in the name of the Grantor. The Grantor's spouse, Erika L. Senese, joins into this instrument for the purpose of conveying any and all right, title, and interest said spouse may have in and to the herein described property by virtue of the marriage to the Grantor, including, but not limited to all marital rights and rights as a surviving spouse or tenant by the entirety, to the Grantee.

WITNESS the Grantor's hand below this 5th day of February, 2026.

GRANTOR:

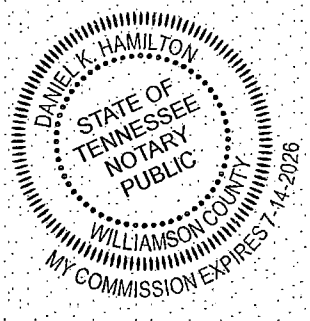
William J. Senese

SPOUSE:

Erika L. Senese

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 5TH day of February, 2026, before me, a Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared William J. Senese and Erika L. Senese, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that they executed the within instrument of their own free act and deed for the purposes therein contained.




NOTARY PUBLIC
My Commission Expires: _____

| | |
|---|---|
| New Owner Name and Address:<br>William J. Senese<br>and Erika L. Senese, Co-Trustees<br>Senese Living Trust<br>1207 Saxon Dr.<br>Nashville, TN 37220 | Mail Tax Notice to:<br>William J. Senese<br>and Erika L. Senese, Co-Trustees<br>Senese Living Trust<br>1207 Saxon Dr.<br>Nashville, TN 37220 |
| Property Address:<br>5111 Granny White Pike<br>Nashville, TN 37220 | Parcel ID Number:<br>145-07-0-027.00 |
| **This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(1)(C)(i) as a creation of a tenancy by the entirety. No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(1)(E).** | |