Karen Johnson Davidson County
Batch # 1386924 DEEDQC
03/02/2026 09:14:57 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260302-0015946

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is $0.

Affiant

Subscribed and sworn to before me on this 23 day of February 2026.

Notary Public
My Commission Expires: 3/6/29

NICHOLAS PERENICH, JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Nick Perenich, Attorney
169 Belle Forest Circle., Ste A
Nashville, TN 37221

| Address New Owner as Follows: | Send Tax Bills to: | Map-Parcel Numbers: |
|---|---|---|
| Wilder Boule and Erin Picou,<br>Co-Trustees<br>103 Bobby Dr.<br>Franklin, TN37069 | Same as current | 103 02 0 232.00 |

## QUITCLAIM DEED

For and in consideration of the sum of TEN DOLLARS ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Erin Picou and Wilder Boule, hereinafter called the Grantor(s), has bargained and sold, and by these presents does remise, release, and quitclaim unto Wilder Boule and Erin Picou , Co-Trustees of the Boulé - Picou Community Property Trust, dated FEBRUARY 23, 2026, hereinafter called the Grantee(s), Grantee(s)' successors and assigns, all Grantor(s)' right, title and interest in a certain parcel of land in Davidson County, Tennessee. The parcel of land is described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of White Subdivision, of record in Book 6050, Page 484, Register's Office for Davidson County, Tennessee, to which plan specific reference is hereby made for a more complete description thereof.

Being the same property conveyed to Erin Picou and Wilder Boule, wife and husband by deed from Joe Porter Hamilton, of record in Document # 20130219-0016553, Register's Office for Davidson County, Tennessee.

This is improved property known as 5703 Maudina Ave, Nashville, TN 37209 .

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS OUR hand this 28 day of February, 2026.

Erin Picou

Wilder Boule

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Wilder Boule and Erin Picou , with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that s/he/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28 day of February, 2026.

Notary Public

NICHOLAS PERENICH, JR
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3/6/29

*This deed was prepared from information provided by the parties. No title search or survey was completed*