Karen Johnson Davidson County
Batch# 1387787 DEEDQC
03/03/2026 02:43:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260303-0016902

Prepared by: Wessley S. Inscoe, Attorney, 512 Madison Street, Suite A, Clarksville, TN 37040, without the benefit of a full title examination and no liability is assumed for any status in title or matters which would be disclosed by such title examination.

Brenda F. Pierce

TO:

Brenda F. Pierce, Trustee of the Brenda F. Pierce Revocable Trust dated February 13, 2026

QUITCLAIM DEED

THIS QUITCLAIM DEED OF REALTY, executed this 13th day of February, 2026, by and between **Brenda F. Pierce, an unmarried woman** ("Grantor"), and **Brenda F. Pierce, Trustee of the Brenda F. Pierce Revocable Trust dated February 13, 2026, and any amendments thereto** ("Grantee"),

WITNESSETH:

That for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Grantor does hereby quitclaim and convey unto Grantee, all of Grantor's right, title, and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> BEING Lot No. 28 on the Plan of Hickory Bend, Section I, a plat of which is of record in Book 3300, page 38, in the Register's Office for Davidson County, Tennessee.
>
> BEING the same property conveyed to Brenda F. Pierce by Warranty Deed from Larry B. Johnson and wife, Andrea H. Johnson, dated December 31, 1983, and recorded in Book 6210, Page 596, in the Register's Office for Davidson County, Tennessee.

This legal description was taken from the previous deed of record.

This conveyance and the concerned real estate are subject to the following: (1) all applicable zoning ordinances, (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) all other matters and restrictions of public record.

This is real property known as: **3239 Cloverwood Drive, Nashville, TN 37214**.

IN WITNESS WHEREOF, Grantor has executed this quitclaim deed of realty as of the date written first herein.

Brenda F. Pierce

Brenda F. Pierce
Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned authority, a Notary Public for said county and State, **Brenda F. ~~Walker~~** Pierce (Grantor), named within, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office ~~this the~~ 13th day of February, 2026.

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Jennifer Wheeler
Notary Public

My Commission Expires: 11.5.29

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED § 67-4-409(a)(1)(C)(vi).

Property Owner(s) Name and Mailing Address	**Person/Entity Responsible for Payment of Property Taxes**	**Property Address and Map/Parcel No.**
Brenda F. Pierce, Trustee 3239 Cloverwood Drive Nashville, TN 37214	Same/Owner	3239 Cloverwood Drive Nashville, TN 37214 096-12-0-027.00

Tennessee Certification of Electronic Document

I, Ariel Joaquin, 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 2.13.26 (date of document).

Ariel Joaquin
Affiant Signature

3.3.26
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 3 day of March, 2026.

Jennifer Wheeler
Notary's Signature

MY COMMISSION EXPIRES: 11.5.29

NOTARY'S SEAL

