Name and Address of New Owner:
The Couch Revocable Living Trust
2041 Nora Lane
Hermitage TN 37076

Send Tax Bills To:
Same as New Owner

This Instrument Prepared By:
Greater Nashville Title
4603 Gallatin Pike
Nashville, TN 37216

Map & Parcel No: 85-04-13, 85-04-14

Karen Johnson Davidson County
Batch# 1398681 DEEDQC
03/27/2026 03:16:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260327-0024662

QUITCLAIM DEED

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 legal sufficiency of which are hereby irrevocably acknowledged, **Jerry Couch and Dawn Couch, husband and wife,** "the Grantors," convey and quitclaim unto **Jerry Wayne Couch and Dawn Catherine Couch, Co-Trustees of the Couch Revocable Living Trust dated March 24, 2026,** "the Grantee," all our right, title, and interest, if any, to the following described real estate in Davidson County, Tennessee:

TRACT 1: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 30, ON THE PLAN OF RE-SUB. STONE RIVER ESTATES, SECTION I, OF RECORD IN BOOK 3842, PAGE 78, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 30 FRONTS 139.28 FEET ON THE SOUTHERLY SIDE OF NORA LANE AND EXTENDS BACK 230 FEET ON THE EASTERLY LINE AND 246 FEET ON THE WESTERLY LINE TO A DEAD LINE MEASURING 130.35 FEET THEREON.

TRACT 2: LAND IN DAVIDSON COUNTY, TENNESSEE, (FOURTH CIVIL DISTRICT) DESCRIBED ACCORDING TO A SURVEY MADE BY CUMMINGS AND CUMMINGS, DATED JANUARY 9, 1971, AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT AT THE SOUTHEAST CORNER OF LOT NO. 30, ON THE RE-SUBDIVISION OF STONES RIVER ESTATES, SECTION 1, AS OF RECORD IN BOOK 3842, PAGE 78, SAID REGISTER'S OFFICE; THENCE SOUTH 65° 52' WEST 154.03 FEET; THENCE NORTH 8° 13' EAST 90 FEET; THENCE SOUTH 78° 27' EAST 130.35 FEET TO THE BEGINNING.

TRACT 3: A TRACT OF LAND IN THE 4TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE ADJOINING THE SOUTHERLY BOUNDARY OF THE BAS PROPERTY AND BEING DESCRIBED ACCORDING TO SURVEY BY JOHN B. RAINEY, SURVEYOR #823, DATED SEPTEMBER 16, 1977, AND KNOWN AS JOB NO. 77-303 AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT, SAID POINT OF BEGINNING BEING THE NORTHEAST CORNER OF THIS TRACT AND BEING THE SOUTHWEST CORNER OF A

LOT OWNED BY ROBERT E. BAKER; THENCE LEAVING BAKER'S LINE AND WITH A FENCES 65° 52' W 154.03 FEET TO AN IRON PIN; THENCE LEAVINGS SAID FENCES 5° 47' 30" E 93.45 FEET TO AN IRON PIN; THENCE N 89° 37' 30" W 85.96 FEET TO AN IRON PIN IN THE LINE OF THE LAND OWNED BY DONELSON PARK CLUB; THENCE WITH SAID DONELSON PARK CLUB'S EASTERLY BORDER LINE S 0° 48' 13" W 17.17 FEET TO AN IRON PIN; THENCE LEAVING SAID DONELSON PARK'S LINE S 89° 37' 30" E 235.04 FEET TO AN IRON PIN; THENCE N 5° 47' 30" W 175.39 FEET TO THE POINT OF BEGINNING.

TRACT 4: LAND IN THE FOURTH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, DESCRIBED ACCORDING TO A SURVEY BY CUMMINGS AND CUMMINGS DATED JANUARY 9, 1974, AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT IN THE SOUTHERLY BOUNDARY OF STONES RIVER ESTATES, SECTION I, AS OF RECORD IN BOOK 2900, PAGE 139, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; THENCE S 48° 19' EAST 171.42 FEET TO THE SOUTHWEST CORNER OF LOT NO. 29; THENCE S 78° 27' EAST 130.55 FEET; THENCE S 8° 13' WEST 90 FEET; THENCE S 38° 28' WEST 120.99 FEET; THENCE N 85° 51' WEST 100 FEET; THENCE N 12° 07' WEST 323.96 FEET TO THE BEGINNING.

TRACT 5: A TRACT OF LAND IN THE 4TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, ADJOINING THE SOUTHEAST CORNER OF THE BELOTE PROPERTY AND BEING DESCRIBED ACCORDING TO A SURVEY BY JOHN B. RAINEY, SURVEYOR #823, DATED SEPTEMBER 16, 1977, AND KNOWN AS JOB NO. 77-101 AS FOLLOWS:

BEGINNING AT AN IRON PIN, SAID IRON PIN BEING THE NORTHEAST CORNER OF THIS TRACT; THENCE WITH A FENCE S 39° 37' 43" WEST 119.98 FEET TO AN IRON PIN, SAID IRON PIN BEING IN THE EASTERLY BOUNDARY OF A TRACT OF LAND OWNED BY DONELSON PARK CLUB; THENCE LEAVING SAID DONELSON PARK CLUB'S LINE, S 89° 37' 30" EAST 85.96 FEET TO AN IRON PIN; THENCE NORTH 5° 45' 30" WEST 93.45 FEET TO THE POINT OF BEGINNING.

Being the same property conveyed to Jerry Couch, unmarried, and Dawn Austin, unmarried from Harry D. Bass, of record in Instrument No. 20050426-0046492, Register's Office for Davidson County, Tennessee, dated April 22, 2005, and recorded April 26, 2005.

Being the same property conveyed to Jerry Couch and Dawn Couch, husband and wife, as tenants by the entirety, by Warranty Deed from Jerry Couch and Dawn Austin n/k/a Dawn Couch, of record in Instrument No. 20091223-0116921, Register's Office for Davidson County, Tennessee, dated November 19, 2009, and recorded December 23, 2009.

FOR INFORMATIONAL PURPOSES ONLY: Being improved property known as 2041 Nora Lane, Hermitage, Tennessee 37076.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the 24th day of March, 2026.

Jerry Couch (SEAL)

Dawn Couch (SEAL)
Dawn Couch

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of March, 2026, before me personally appeared Jerry Couch and Dawn Couch to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 24th day of March, 2026.

Notary Signature
My commission expires:

TIFFANY BECKMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$0.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 24 day of March 2026.

Notary Signature
My commission expires: 5-9-26

MELISSA R SHAFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Tennessee Certification of Electronic Document

I, Ashlynn Hengemihle, 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 03/24/26.

Affiant Signature 03/24/26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 24 day of March, 2026.

Notary Signature

My Commission Expires:
9/5/2028

KRISTIN DISSER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON