PREPARED BY:
Peak Law, LLC
PO Box 2563
Eagle, ID 83616

Karen Johnson Davidson County
Batch# 1398856 DEEDQC
03/30/2026 09:57:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260330-0024867

WHEN RECORDED, MAIL THIS
DEED AND TAX STATEMENT TO:

BOULIGNY FAMILY TRUST
474 North White Sage Way, Eagle, Idaho 83616

Space above for Recorder's use

QUITCLAIM DEED

This instrument was prepared by: Peak Law, LLC, PO Box 2563, Eagle, ID 83616.

For and in consideration of $0.00, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, LAWRENCE R. BOULIGNY and REBECCA L. BOULIGNY, husband and wife, ("GRANTORS"), do by these presents remise, release, and forever quitclaim unto, LAWRENCE R. BOULIGNY and REBECCA L. BOULIGNY, TRUSTEES, OR THEIR SUCCESSORS IN TRUST OF THE BOULIGNY FAMILY TRUST DATED MARCH 26, 2026 AND ANY AMENDMENTS THERETO ("GRANTEE"), whose current address is 474 North White Sage Way, Eagle, Idaho 83616, and its heirs and assigns forever, all of the right, title and interest which Grantors now have or may hereafter acquire in the following described real property situated in Davidson County, State of Tennessee:

LEGAL DESCRIPTION
Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Foal Plat of Joe Smith Property of record in Plat Book 8250, Page 779, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
Being the same property conveyed to Lawrence R. Bouligny and Rebecca L. Bouligny, husband and wife, by Warranty Deed from Joe H. Miles and Marcia P. Miles, husband and wife, of record in Instrument No. 20240305-0015363, Register's Office for Davidson County, Tennessee, dated February 29, 2024, and recorded on March 5, 2024.

Parcel ID 00800018000

Commonly known as: 3560 Baxter Road, Joelton, TN 37080

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

IN WITNESS WHEREOF, the Grantors have executed this instrument on this day March 26, 2026.

GRANTORS

LAWRENCE R. BOULIGNY

REBECCA L. BOULIGNY

STATE OF IDAHO)
) ss.
COUNTY OF ADA)

On this day March 26, 2026, before me, Heather Colt, the undersigned notary public in and for the State of Idaho, personally appeared LAWRENCE R. BOULIGNY and REBECCA L. BOULIGNY, known or identified to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF I have hereunto set my hand this day March 26, 2026.

[seal]

Heather Colt, Notary Public for Idaho
My Commission Expires: 11-15-2029

OATH OF VALUE

STATE OF IDAHO)
) ss.
COUNTY OF ADA)

Before me, the undersigned Notary Public, personally appeared LAWRENCE R. BOULIGNY and REBECCA L. BOULIGNY, who, being duly sworn, deposes and says that the actual consideration for the transfer of the property described in this instrument is $0.00, and that this conveyance is exempt from transfer tax pursuant to Tenn. Code Ann. § 67-4-409, as a transfer to a revocable living trust in which the grantors are the beneficiaries and there is no change in beneficial ownership.

AFFIANTS

LAWRENCE R. BOULIGNY, TRUSTEE

REBECCA L. BOULIGNY, TRUSTEE

Subscribed and sworn to before me this 26th day of March 2026.

[seal]

Heather Colt, Notary Public for Idaho
My Commission Expires: 11-15-2029

HEATHER COLT
Notary Public - State of Idaho
Commission Number 20234720
My Commission Expires Nov 15, 2029

Tennessee Certification of Electronic Document

I, Trevor Jensen, 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 March 26, 2026 (date of document).

Trevor Jensen
Affiant Signature

March 27, 2026
Date

State of Idaho

County of Ada

Sworn to and subscribed before me this 27th day of March, 2026.

HEATHER COLT
Notary Public - State of Idaho
Commission Number 20234720
My Commission Expires Nov 15, 2029

Notary's Signature

MY COMMISSION EXPIRES: 11-15-2026

NOTARY'S SEAL