Karen Johnson Davidson County
Batch# 1402163 DEEDQC
04/06/2026 12:58:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260406-0027378

This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CSW)
1600 West End Avenue, Suite 1750
Nashville, TN 37203

QUITCLAIM DEED

Address New Owners:
Abigail M. Wolf et al
509 Cold Stream Pl
Nashville, TN 37221

Send Tax Bills To:
Allan G. Mandell Estate
Laurie E. Mandell, Executor
521 South 13th Street
Nashville, TN 37206

Map/Parcel Number:
143 06 0A 002.00

WHEREAS, Judith C. Wolf, Grantor, created the Judith C. Wolf Revocable Trust created under the Amended and Restated Revocable Trust Agreement dated July 14, 2006, with Allan G. Mandell and Judith Wolf as Co-Trustees; and

WHEREAS, the said, Judith Wolf died on September 23, 2024, and Lawrence J. Sacks was appointed as successor Co-Trustee with Allan G. Mandell in accordance with the provision of Section II A (1) of the Judith C. Wolf Revocable Trust created under the Amended and Restated Revocable Trust Agreement dated July 14, 2006 (the "Wolf Trust"); and

WHEREAS, pursuant to that certain Distribution and Termination Agreement of the Amended and Restated Revocable Trust Agreement for the Judith C. Wolf Revocable Trust dated January 8, 2025 (the "Distribution Agreement"), all assets of the Wolf Trust are to be distributed to Seth Micah Wolf and Abigail Margaret Wolf in accordance with the provisions of the Distribution Agreement and the terms of the Wolf Trust; and

WHEREAS, Allan G. Mandell died on March 22, 2026 and Lawrence J. Sacks succeeded as sole Trustee of the Wolf Trust.

NOW THEREFORE, FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Lawrence J. Sacks, Trustee for the Judith C. Wolf Revocable Trust created under the Amended and Restated Revocable Trust Agreement dated July 14, 2006 (the "Grantor"), does hereby quitclaim, transfer and convey all of the Grantor's right, title and interest, being an undivided fifty percent (50%) interest, in and to the following described property to Seth Micah Wolf and Abigail Margaret Wolf (the "Grantees"), as equal tenants in common, said property being a tract or parcel of land in Davidson County, State of Tennessee, and any improvements thereon (the "Property"), more particularly described as follows:

Lot 2 on the Plan of Resubdivision of Harpeth Trace Estates, Phase 1 Lot 2, Phase 2 Lots 1A and 13, of record in Book 6050, page 26, in the Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Allan G. Mandell and Judith C. Wolf, Co-Trustees for the Judith C. Wolf Revocable Trust created under the Amended and Restated Revocable Trust Agreement dated July 14, 2006, by Warranty Deed dated July 31, 2006, from Tonya L. Cumbee, unmarried, of record at Instrument No. 20060803-0094857 in the Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as 304 Harpeth Ridge Drive, Nashville, Tennessee 37221.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 1st day of April, 2026.

JUDITH C. WOLF REVOCABLE TRUST

By: _____
Lawrence J. Sacks, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, Lawrence J. Sacks, who upon oath acknowledged that he is the Trustee of the Judith C. Wolf Revocable Trust created under the Amended and Restated Revocable Trust Agreement dated July 14, 2006, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 1st day of April, 2026.

_____
Notary Public

My Commission Expires: January 22, 2030

CAROLYN S WENZEL
TENNESSEE
NOTARY
PUBLIC
My Comm Expires
January 22 2030
COUNTY OF DAVIDSON

(Remainder of page intentionally left blank.)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(1)(C)(vii).

Lawrence J. Sacks, Affiant

Subscribed and sworn to before me this 1st day of April, 2026.

Notary Public

My Commission Expires: January 27, 2030

CAROLYN S WENZEL
TENNESSEE
NOTARY
PUBLIC
My Comm Expires
January 22 2030
COUNTY OF DAVIDSON

CERTIFICATE OF AUTHENTICITY

I, Carolyn S. Wenzel, 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 April 1 2026 (date of document).

Carolyn S. Wenzel

April 1, 2026

Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 1st day of April, 2026.

Notary Public

My Commission Expires: 5/8/29

BEVERLY SEBASTIAN
TENNESSEE NOTARY PUBLIC
My Comm. Expires May 08, 2029
COUNTY OF DAVIDSON

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