Karen Johnson Davidson County
Batch# 1405815 DEEDQC
04/15/2026 10:57:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260415-0030765

QUITCLAIM DEED

TIFFHANY WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF APRIL, 2026.

Notary Public

MY COMMISSION EXPIRES: 5-9-26
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Matthew Noggle, Attorney at Law, 4235 Hillsboro Pike, Suite 300, Nashville, TN 37215

File No.: 2026-GTE-156

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
James M. Ertle Revocable Trust	Same as owner	117 13 0B 030.00
(NAME) 501 Belgrave Park	(NAME)	
(ADDRESS) Nashville, TN 37215	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **James Ertle and Mary Ellen Ertle**, husband and wife, (the "**Grantors**"), by these presents does hereby quitclaim, transfer and convey to **James M. Ertle and Mary Ellen Ertle, as Co-Trustees of the James M. Ertle Revocable Trust dated August 8, 2005, as amended February 17, 2023**, (the "**Grantee**"), its successors and assigns, all their right, title, and interest in that certain property in Davidson County, Tennessee, described on Exhibit "A", attached hereto and incorporated herein (the "**Property**").

This conveyance is made subject to any and all matters, restrictions, and/or easements of record. Grantor makes no representations or warranties whatsoever with respect to the title or condition of the Property.

This is improved property located at 501 Belgrave Park, Nashville, TN 37215.

10th

April IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed the ~~31st~~ day of ~~March~~, 2026.

GRANTOR:

James Ertle

Mary Ellen Ertle

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State aforesaid, personally appeared James Ertle and Mary Ellen Ertle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 10 day of April, 2026.

TIFFHANY WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2026

Notary Public

My Commission Expires: 5-9-26

EXHIBIT "A"

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 501 on the Plan of Plat of PHASE ONE OF ABBOTTSFORD, A PLANNED UNIT DEVELOPMENT of record in Plat Book 6250, Page (s) 419 through 421, inclusive, 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 Arthur Walker Griffith, Jr. and wife, Becky S. Griffith, by Warranty Deed from Edwin C. Walker, unmarried, of record in Book 8478, Page 180, in the Register's Office of Davidson County, Tennessee, dated April 8, 1991 and recorded on November 4, 1991. The said Arthur Walker Griffith, Jr. died on April 29, 2010, then Becky S. Griffith died May 11, 2025 testate, devising subject property to Stephanie C. Nuesse. See Probate Case 25P1323, Davidson County Seventh Circuit Court.

Being the same property conveyed to James Ertle and Mary Ellen Ertle, husband and wife, by Warranty Deed from Stephanie Bryant, Executrix of the Estate of Becky S. Griffith, of record in Instrument No. 20251028-0085900, in the Register's Office of Davidson County, Tennessee, dated October 28, 2025 and recorded on October 28, 2025.

TRUE COPY CERTIFICATION

I, Matthew G. Noggle, 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 April 10, 2026.

Affiant Signature

April 10, 2026

Date

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Sworn to and subscribed before me this 10th day of April, 2026.

HOLLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary's Signature

My Commission Expires: 03/09/27