Karen Johnson Davidson County
Batch# 1409223 DEEDQC
04/21/2026 03:16:30 PM 11 pgs
Fees: $57.00 Taxes: $0.00
20260421-0032950

THIS INSTRUMENT PREPARED BY: Wesley D. Turner **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 Third Avenue South, Suite 1700 Nashville, Tennessee 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $0.00. Nancy O. Turner Affiant Subscribed and sworn to before me the 20 day of April, 2026. Notary Public My commission expires:

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 9, 2026

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Numbers:
Turner Family Trust 1801 Kingsbury Drive Nashville, TN 37215	Same	(See attached Exhibit B)

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **DAVID P. TURNER** and wife, **NANCY O. TURNER**, hereby remise, release and forever quitclaim unto **NANCY OWEN TURNER, TRUSTEE OF THE TURNER FAMILY TRUST**, and her successors in trust, all their right, title and interest in and to certain real property in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is improved property having the addresses shown for each tract on the attached Exhibit A.

The legal descriptions are the same as in the previous instruments of record. New legal descriptions were not prepared for this transaction.

This instrument is given subject to such limitations, restrictions and encumbrances as may affect the premises.

{Signature page to follow}

The remainder of this page is intentionally left blank.

IN WITNESS WHEREOF, this instrument is executed this 20 day of April, 2026.

David P. Turner, a/k/a David Phillips Turner

By: Nancy O. Turner
Nancy Owen Turner, his Attorney-in-Fact pursuant to Power of Attorney of record as Inst. No. 20250812-00642457, RODCT.

Nancy O. Turner
Nancy O. Turner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for and in the State and County aforesaid, **NANCY OWEN TURNER**, to me known, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the person who executed the foregoing instrument on behalf of **DAVID P. TURNER**, a/k/a David Phillips Turner, and who acknowledged that she executed the same as the free act and deed of the said **DAVID P. TURNER**, a/k/a David Phillips Turner.

WITNESS my hand, at office, this 20 day of April, 2026.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 9, 2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, **NANCY O. TURNER**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 20 day of April, 2026.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 9, 2026

EXHIBIT A

Property Description

Tract 1:

1801 Kingsbury Drive, Nashville, Tennessee 37215

Land in Davidson County, Tennessee, being Lot No. 568 on the Plan of Hillsboro Park Subdivision, Section 10, as of record in Book 2900, page 73, described as follows:

Beginning at a point in the west margin of Kingsbury Drive at the corner of Lots Nos. 568 and 569; thence with the line between said lots, westerly 405.4 feet to a point; thence southeasterly 385 feet to the northerly margin of Lamar Drive; thence with the margin of said Drive, northeasterly 284.5 feet to the beginning of a curve; thence around said curve, northerly 33.6 feet to the west margin of Kingsbury Drive; thence with the margin of the same, northerly 255.3 feet to the point of beginning.

Being the same property conveyed by Samuel Boyd Smith and wife, Martha Sue F. Smith, to David P. Turner and wife, Nancy O. Turner by deed of record in Book 4832, page 611, Register's Office for Davidson County, Tennessee.

Tract 2:

508 Nichol Road, Nashville, Tennessee 37209 (Includes 508A and 508B)

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of a Resubdivision of a portion of Block "F" on the Plan of Holman Heights, as of record in Book 5210, page 160, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 50.0 feet on the easterly margin of Nichols Street and extends back between parallel lines, 160.0 feet to a dead line.

Being the same property conveyed by Jerry A. Privette and wife, Linda B. Privette, to David P. Turner and wife, Nancy O. Turner by deed of record in Book 5850, page 497, Register's Office for Davidson County, Tennessee.

Tract 3:

510 Nichol Road, Nashville, Tennessee 37209 (Includes 510A and 510B)

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of a Resubdivision of a portion of Block "F" on the Plan of Holman Heights, as of record in Book 5210, page 160, Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 50.0 feet on the easterly margin of Nichols Street and extends back between parallel lines, 160.0 feet to a dead line.

Being the same property conveyed by Jerry A. Privette and wife, Linda B. Privette, to David P. Turner and wife, Nancy O. Turner by deed of record in Book 5850, page 503, Register's Office for Davidson County, Tennessee.

Tract 4:

1310 Rock Creek Trace, Whites Creek, Tennessee 37189

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 40 on the plan of Willow Trace Subdivision, Phase Two of record in plat book 7900, page 46, Book 7900, page 13 and amended in Book 10454, page 607, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more complete description, said description is incorporated herein by reference the same as if copied fully herein verbatim.

Being the same property conveyed by Westwood Communities, Inc. to David P. Turner and wife, Nancy O. Turner by deed of record in Instrument No. 20120426-0035696, Register's Office for Davidson County, Tennessee.

Tract 5:

517 Roosevelt Avenue, Nashville, Tennessee 37115

Land in Davidson County, Tennessee, being Lot No. 67, on the plat of Madison Park, Section III, of record in Book 3500, Page 104, Register's Office for said county, to which plan reference is hereby made for a more complete description.

Being the same property conveyed by Westwood Communities, Inc. to David Turner by deed of record in Instrument No. 20150218-0014057, Register's Office for Davidson County, Tennessee.

Tract 6:

208 Roosevelt Avenue, Nashville, Tennessee 37115

Land in Davidson County, Tennessee, being Lot No. 13, 14 and the westerly 15 feet of Lot No. 15 of block "B" on the map of Kennaston Estates, of record in plat book 843, page 83, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 13, 14 and part of Lot No. 15 front together 115 feet on the southerly side of Roosevelt Street, and runs back between parallel lines, 139 feet to a dead line.

Included but excluded from the above legal is Lot No. 13 of block "B" on the map of Kennaston Estates, of record in plat book 843, page 83, Register's Office for Davidson County, Tennessee.

Being the same property conveyed by Westwood Communities, Inc. to David P. Turner and wife, Nancy O. Turner, by deed of record in Instrument No. 20120228-0017020, Register's Office for Davidson County, Tennessee.

Tract 7:

600 Moorewood Court, Nashville, Tennessee 37207

Land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 47 on the Plan of Village by the Creek, Section 4, of record in Plat Book 6250, Page 89, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed by Westwood Communities, Inc. to David P. Turner and Nancy Turner, by deed of record in Instrument No. 20120416-0032230, Register's Office for Davidson County, Tennessee.

Tract 8:

2631 Old Matthews Road, Nashville, Tennessee 37207

Land in Davidson County, State of Tennessee, being Lot No. 107 on the Plan of Revised Plan Section Three, First Addition, Trinity Hills Village of record in Book 4460, page 32 Register's Office for said County.

Said Lot no. 107 fronts 50.0 feet on the easterly margin of Old Matthews Road extends back 128.6 feet on the northerly line and 122.1 feet on the southerly line to a dead line in the rear measuring 57.9 feet thereon.

Being the same property conveyed by Westwood Communities, Inc. to David P. Turner and wife, Nancy O. Turner, by deed of record in Instrument No. 20120209-0011584, Register's Office for Davidson County, Tennessee.

Tract 9:

217 Hickory Street, Madison, Tennessee 37115

Land in Davidson County, State of Tennessee, more particularly described as follows:

Being Lot No. 5 Block E, Crittenden Estates, Subdivision, as of record in Plat Book 974, page 69, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed by Westwood Communities, Inc. to David Turner, married, by deed of record in Instrument No. 20110105-0001323, Register's Office for Davidson County, Tennessee.

Tract 10:

1710 Edgewood Avenue, Nashville, Tennessee 37207

Land in Davidson County, Tennessee, being Lot Number 19 on the plan of Resubdivision of Brooklyn Heights Subdivision of record in Book 9700, Page 4, Register's Office for said County.

Being the same property conveyed by Westwood Communities, Inc. to David Turner and Nancy Turner, husband and wife, by deed of record in Instrument No. 20120507-0039042, Register's Office for Davidson County, Tennessee.

Tract 11:

4155 Farmview Drive, Nashville, Tennessee 37218

Land in Davidson County, Tennessee, being Lot No. 152 on the plan of Buena Vista Estates, Section 5, as of record in Book 4460, page 22, said Register's Office.

Said Lot No. 152 fronts 86.83 feet on the southerly side of Farmview Drive and extends back 241.1 feet on the westerly line and 206.8 feet on the easterly line, to a dead line in the rear measuring 123.81 feet thereon.

Being the same property conveyed by Westwood Communities, Inc. to David Turner by deed of record in Instrument No. 20110603-0042760, Register's Office for Davidson County, Tennessee.

Tract 12:

350 and 352 Cross Timbers Drive, Nashville, Tennessee 37221

Being Lot No. 168 on the Plan of Harpeth Park, Section 2, as of record in Book 3700, page 58.

Said Lot No. 168 fronts 108.18 feet on the northeasterly side of Cross Timbers Drive and runs back 211.87 feet on the northerly line and 215.37 feet on the southerly line, to a line in the rear which measures 52.41 feet.

Being the same property conveyed by Jerry A. Privette and wife, Linda B. Privette, to David P. Turner and wife, Nancy O. Turner, by deed of record in Book 5850, page 521, Register's Office for Davidson County, Tennessee.

Tract 13:

1507 22nd Avenue North, Nashville, Tennessee 37208

Land in Davidson County, Tennessee, being Lot No. 97 in S.A. Champion's Subdivision of Lots Nos. 85 to 228 inclusive and Lots Nos. 235 to 252 inclusive on the Plan of Harding Lots, as of record in Book 21, page 80, Register's Office for said County, and the plan of said subdivision being of record in Book 161, page 132, said Register's Office.

Said Lot No. 97 fronts 50 feet on the westerly side of 22nd Avenue North, formerly Champion Avenue, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed by Westwood Communities, Inc. to David Turner by deed of record in Instrument No. 20150218-0014056, Register's Office for Davidson County, Tennessee.

Tract 14:

2608 Jenkins Street, Nashville, Tennessee 37208

Land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No 10 on the Plan of Cumberland Garden, Section Five, as of record in Book 3300, page 37, Register's Office for said County.

Said Lot No 10 fronts 55 feet on the north side of Jenkins Street, and extends back 75 feet on the westerly line and 147.9 feet on the easterly line, to a dead line in the rear on which it measures 91.3 feet.

Being the same property conveyed by Westwood Communities, Inc. to David P. Turner and Nancy O. Turner, husband and wife, by deed of record in Instrument No. 20120307-0020074, Register's Office for Davidson County, Tennessee.

Tract 15:

2657 Combs Drive, Nashville, Tennessee 37207

Land in Davidson County, Tennessee, being Lot No. 97, on the Plan of Trinity Hills Village, Section One, Second Addition, as of record in Book 4175, Page 79, Register's Office for said County.

Said Lot No. 97 fronts 56.2 feet on the northerly margin of Combs Drive and extends back 124.2 feet on the easterly line and 130.4 feet on the westerly line to a dead line in the rear measuring 46.7 feet thereon.

Being the same property conveyed to David P. Turner and wife, Nancy O. Turner by deed from Donald Epps and Ronald Epps, Devisees of the Estate of Edwina V. Epps of record in Instrument No. 20140723-0065406, Register's Office for Davidson County, Tennessee.

Tract 16:

4048 Brick Church Pike, Nashville, Tennessee 37207 (Includes 4048A, 4048B, 4048C and 4048D Brick Church Pike)

Land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 8 on the Plan of Skyline, Section One, as of record in Book 2854, page 117.

Said Lot No. 8 fronts 86 feet on the westerly margin of Brick Church Pike and extends back 446.85 feet on the northerly line and 440.84 feet on the southerly line, to a dead line in the rear, measuring 96.9 feet thereon.

Being the same property conveyed by Jerry Privette and wife, Linda B. Privette, to David P. Turner and wife, Nancy O. Turner, by deed of record in Book 5850, page 491, Register's Office for Davidson County, Tennessee.

Tract 17:

1228 17th Avenue, South, Nashville, Tennessee 37212 (Includes 1228A, 1228B and 1228C, 17th Avenue South)

Being Lot No. 2 on the Plan of Block 35 in the O. B. Hayes Plan of Large Lots, which is of record in Book 161, page 86.

Said Lot No. 2 fronts 55.2 feet on the east side of 17th Avenue, South, formerly Addison Street and runs back between parallel lines, eastwardly 150 feet to an alley.

Being the same property conveyed by Jerry A. Privette and wife, Linda B. Privette, to David P. Turner and wife, Nancy O. Turner, by deed of record in Book 5841, page 133, Register's Office for Davidson County, Tennessee.

EXHIBIT B

Map and Parcel Numbers

158-7-13.00
91-10-434.00
91-10-410.00
49-16-48.00
43-6-195.00
43-5-146.00
50-10-137.00
60-13-120.00
43-13-345.00
71-5-264.00
59-5-184.00
128-14-90.00
81-15-48.00
43-5-146.00
50-10-137.00
60-13-120.00
43-13-345.00
71-5-264.00
59-5-184.00
128-14-90.00
81-15-48.00
81-6-116.00
60-13-108.00
41-6-2.00
104-8-221.00

True Copy Certification

I, Wesley D. Turner, 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 20, 2026.

Affiant Signature

Date: April 21, 2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 21st day of April, 2026.

Notary's Signature

My Commission Expires: 10/17/2027

Notary's Seal

