QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1410267 DEEDQC
04/23/2026 09:16:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260423-0033668

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF APRIL, 2026.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

DAKOTA W. UNDERWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Commission Expires Apr 18, 2026

THIS INSTRUMENT WAS PREPARED BY (and return to):

Venture Law, PLLC
1104 Fatherland St.
Nashville, TN 37206

WMG Revocable Trust dated April 16, 2026	SEND TAX BILLS TO: *SAME*	MAP / PARCEL NUMBER (S) 118-01-0-273.00
(NAME)	(NAME)	
910 Gilmore Ave (ADDRESS)	(ADDRESS)	
Nashville, TN 37204 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT AND SUFFICIENCY OF WHICH ARE HEREBY ACKNOWLEDGED,

WILL GOODMAN AND WIFE, MINNIE L. GOODMAN

BY THESE PRESENTS DOES HEREBY TRANSFER, RELEASE, RELINQUISH, QUITCLAIM AND CONVEY UNTO:

WMG REVOCABLE TRUST, DATED APRIL 16, 2026, AND ANY AMENDMENTS THERETO

ITS SUCCESSORS AND ASSIGNS FOREVER, ALL OF GRANTOR'S RIGHT, TITLE AND INTEREST TO THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH ALL APPURTENANCES, PRIVILEGES, AND EASEMENTS, AS MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Montrose Place, as of record in Book 57, Page 93, Register's Office for said County.

Said Lot No. 34 fronts 50 feet on the northerly side of Gilmore Avenue and runs back between parallel lines, 160 feet to an alley.

Being the same property conveyed to Will Goodman and wife, Minnie L. Goodman, by Warranty Deed from Elizabeth Gray Gant, of record in Book 3929, Page 800, Register's Office for Davidson County, Tennessee, dated August 30, 1965 and recorded August 31, 1965.

THE GRANTOR MAKES NO REPRESENTATIONS OR WARRANTIES WHATSOEVER WITH REGARDS TO THE PROPERTY OR THE GRANTOR'S INTEREST THEREIN. THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS, COVENANTS, RESERVATIONS, LIMITATIONS, RESTRICTIONS AND ENCUMBRANCES AS MAY AFFECT THE PROPERTY. THE ATTORNEY PREPARING THIS QUITCLAIM DEED MAKES NO WARRANTY OR REPRESENTATION REGARDING THE ACCURACY OF THE LEGAL DESCRIPTION. THIS INSTRUMENT IS PREPARED WITHOUT THE BENEFIT OF TITLE SEARCH OR ABSTRACT AND THE PREPARER GIVES NO OPINION AS TO TITLE.

This is **improved** property known as: 910 Gilmore Ave, Nashville, TN 37204.

Witness our hands this the 16th day of April, 2026.

Will Goodman

Will Goodman

Minnie L Goodman

Minnie L. Goodman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Will Goodman and Minnie L. Goodman**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 16th day of April, 2026.

Notary Public
My Commission Expires:

DAKOTA W. UNDERWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Commission Expires
Apr. 18, 2028

Certificate of Authenticity

I, Elliott W. Underwood, 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 16, 2026.

Date

Affiant Signature

4/16/2026

Date

State of TENNESSEE

County of WILLIAMSON

Sworn to and subscribed before me this 16th day of April, 2026.

Notary's Signature

JOHN HINTON
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-04-2028

My Commission Expires: _____

Date

Notary's Seal (if on paper)