Karen Johnson Davidson County
Batch# 1413931 DEEDQC
04/30/2026 03:58:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20260430-0038639

**THIS INSTRUMENT PREPARED BY:**

**Jeffrey Mobley, atty.**
**Mobley & Gontarek, PLLC**
**2319 Crestmoor Road**
**Nashville, Tennessee 37215**
**(615) 627-4447**

HUNTER R. MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 2, 2029

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is $--NONE--.

Laurel S Buntin
Affiant

Subscribed and sworn to before me, this 28th day of April, 2026.

H R Mobley
Notary Public
My Commission Expires: 7/2/2029

Address of New Owners:

Louie P. Buntin and
Laurel S. Buntin, Trustees
105 Leake Avenue #56
Nashville, Tennessee 37205

Send Tax Bills to:

SAME

Map-Parcel Numbers:

116 13 0C 056.00 CO

## QUITCLAIM DEED

**KNOW ALL PERSONS BY THESE PRESENTS,** that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Louie P. Buntin and wife, Laurel S. Buntin**, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantors, hereby

remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Louie P. Buntin and/or Laurel S. Buntin, Trustees of the Louie & Laurel Buntin Living Trust, established by the Revocable Trust Agreement of Louie P. Buntin and Laurel S. Buntin dated January 29, 2026**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

**WITNESS** our hands this 28th day of April, 2026.

Louie P. Buntin

**Louie P. Buntin**

Laurel S. Buntin

**Laurel S. Buntin**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Louie P. Buntin and Laurel S. Buntin, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28th day of April, 2026.

My Commission Expires: 7/2/2029

Notary Public

HUNTER R. MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2029

## EXHIBIT A

## Legal Description

Land in Davidson County, Tennessee, being Unit No. 56 (formerly known as Units 56 & 57), together with Parking Spaces No. 38 and No. 62 on the Plan of Belle Meade Tower Condominium Apartments, of record in Instrument No. 20001020-0104050, revising Plat Book 4175, Page 159, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Belle Meade Tower, a horizontal property regime established by Master Deed and By-Laws of record in Book 4469, Page 530, corrected in Book 4494, Page 489, amended in Book 4631, Pages 407 and 410, and Book 4851, Page 950, Instrument No. 20000803-0076841, Instrument No. 20030725-0104241, and Instrument No. 20120405-0029426, and restated in Instrument No. 20130214-0015134, said Register's Office.

Being the same property conveyed to Louie P. Buntin and Laurel S. Buntin, husband and wife, by deed from Brenda K. Wright Moore, unmarried, of record as Instrument No. 20230313-0017938, Register's Office for Davidson County, Tennessee.

THE conveyance of the above described parcel of land is subject to the following:

1) All matters shown on the Plan of record in Instrument No. 20001020-0104050, revising Plat Book 4175, Page 159, Register's Office for Davidson County, Tennessee;
2) Easement for Sanitary Sewer and/or Storm Drainage of record in Book 3839, Page 983, and in Book 4925, Page 594, and in Book 4790, Page 319, said Register's Office;
3) Easement to American Telephone and Telegraph Company of record in Book 1207, Page 547, Register's Office for Davidson County, Tennessee;
4) A building clearance easement of two feet in width was granted in Book 3183, Page 201, Register's Office for Davidson County, Tennessee;
5) Permanent and Temporary Easement for the construction of Bridge and Channel Change of record in Book 4355, Page 696, Register's Office for Davidson County, Tennessee;
6) Grant of gas service line or fuel line easement of record in Book 6701, Page 203, Register's Office for Davidson County, Tennessee;
7) Right of way & easement to South Central Bell Telephone Company of record in Book 9351, Page 933, Register's Office for Davidson County, Tennessee;
8) Memorandum of Lease to BellSouth Mobility, Inc., of record in Book 10468, Page 321, and amended in Instrument No. 20200214-0017000, Register's Office for Davidson County, Tennessee;
9) The Premises herein conveyed is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without

limitations all conditions, covenants, restrictions, options, burdens. assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Belle Meade Tower Condominiums of record in Book 4469, Page 530, corrected in Book 4494, Page 489, amended in Book 4631, Page 407, Book 4631, Page 410 and Book 4851, Page 950, Instrument No. 20000803-0076841, Instrument No. 20030725-0104241, and Instrument No. 20120405-0029426, and restated in Instrument No. 20130214-0015134, Register's Office for Davidson County, Tennessee;

10) By-Laws in Book of record in Book 4469, Page 549, amended in Book 5046, Page 828, Instrument No. 20000614- 0059221, Instrument No. 20030902-0126376, Instrument No. 20120405-0029434, and restated in Instrument No. 20130214-0015134, Instrument No. 20170808-0081199, Instrument No. 20181029-0106801, and Instrument No. 20191002-0100771, Register's Office for Davidson County, Tennessee;

11) Charter of Belle Meade Tower Condominium Association of record in Instrument No. 20120405-0029415, Register's Office for Davidson County, Tennessee;

12) Grant of Easements to Comcast of Nashville I, LLC, of record in Instrument No. 20140314-0021538 and Instrument No. 20180611-0055678, said Register's Office; and,

13) Taxes for the current year which have been assumed by the Grantees herein and any subsequent years, not yet due and payable.

This is improved property known as 105 Leake Avenue #56, Nashville, Tennessee 37205.

# CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 28, 2026**.

**April 30, 2026**
**Date**

**Jeffrey Mobley**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Sworn to and subscribed before me this **30th** day of **April**, **2026**.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

