QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1421518 DEEDQC
05/15/2026 04:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260515-0044035

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF May, 2026.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

EMILY MANNO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2029

THIS INSTRUMENT WAS PREPARED BY (and return to):

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

New Owner **TaTanisha Leer**	SEND TAX BILLS TO: **Same as New Owner**	MAP / PARCEL NUMBER (S)
(NAME) **5436 Granny White Pk**	(NAME)	159-00-0-267.00
(ADDRESS) **Brentwood, TN 37027**	(ADDRESS)	
(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,

THE REEL ESTATE, LLC, A WYOMING LIMITED LIABILITY COMPANY

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

TATANISHA LEER, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY

HER HEIRS, 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. 3 on the Plan of Barnett Subdivision, of record in Instrument No. 20131108-0116303, 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 Jared Scott Allen and Amy Marie Allen, Trustees of The Allen Living Revocable Trust by Warranty Deed from Fry Classic Construction, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20191121-0120229 Register's Office for Davidson County, Tennessee, dated November 15, 2019 and recorded on November 21, 2019.

Being the same property conveyed to The ReeL Estate, LLC, a Wyoming Limited Liability Company by Warranty Deed from Jared Scott Allen and Amy Marie Allen, Trustees of Allen Living Revocable Trust dated May 28, 2019 of record in Instrument No. 20240729-0057089, Register's Office for Davidson County, Tennessee, dated July 29, 2024 and recorded on July 29, 2024.

This is **improved** property known as: 5436 Granny White Pk, Brentwood, TN 37027.

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.

Witness our hands this the 13th day of May, 2026.

THE REEL ESTATE, LLC,
A WYOMING LIMITED LIABILITY COMPANY

TaTanisha L. Leer

By: TaTanisha Leer, Sole Member

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **TaTanisha Leer, as Sole Member and Authorized Signatory for The ReeL Estate, LLC, a Wyoming limited liability company**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 13 day of May, 2026.

Emily Manno

Notary Public
My Commission Expires:

EMILY MANNO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2029

Certificate of Authenticity

I, Luke Martin, 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 May 13th, 2026.

Date

Affiant Signature

May 15, 2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 15th day of May, 2026.

Notary's Signature

LESLIE HAYES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10/10/2026

My Commission Expires: 10/10/26

Date

Notary's Seal (if on paper)