Karen Johnson Davidson County
Batch# 1422793 DEEDQC
05/20/2026 10:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260520-0045471

Prepared by: Christina M. Bartee, Attorney, BATSON NOLAN PLC, 105 Fifth Avenue West, #201, Springfield, Tennessee 37172, without the benefit of a full title examination and no liability is assumed for any status in title or matters which would be disclosed by such title examination.

Pursuant to Tenn. Code Ann. § 66-24-121(a), the legal description is the same as in the previous deed of record.

WILLIAM DAVID YATES ET UX

TO: QUITCLAIM DEED

WILLIAM DAVID YATES AND GERALDINE MABEL YATES, CO-TRUSTEES THE YATES FAMILY REVOCABLE TRUST

THIS QUITCLAIM DEED OF REALTY, executed as of the 13th day of May, 2026, by Grantors, **WILLIAM DAVID YATES and wife, GERALDINE MABEL YATES**, individually, to Grantees, **WILLIAM DAVID YATES AND GERALDINE MABEL YATES, CO-TRUSTEES OF THE YATES FAMILY REVOCABLE TRUST, dated May 13, 2026,** Witnesseth:

The Grantors do hereby quitclaim and convey unto Grantees, all of the Grantors' right, title and interest in and to certain real property situated in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, described according to a survey made by Lewis R. Mefford, Jr., Registered Engineer, dated February 17, 1979, as follows:
>
> Beginning at an iron pin in the southerly margin of East End Road formerly Ridge Road, said pin being the northeasterly front corner of the Connell lands by instrument of record in Book 3284, page 209, Register's Office for Davidson County, Tennessee; thence with the said margin of said road, South 66 deg. 49'57" East 330.66 feet to an iron pin, the northwesterly front corner of the Joyner Lands, by instrument of record in Book 918, page 63, Register's Office for Davidson County, Tennessee; thence leaving East End Road, and with Joyner's westerly line, South 22 deg. West 219.95 feet to an iron pin; thence North 84 deg. 30' West 392.7 feet to an iron pin; thence North 0 deg. East 152.62 feet to an iron pin in Connells' southerly line; thence with Connells southerly line, South 74 deg. East 99 feet to an iron pin, Connells' southeasterly rear corner; thence with Connells' easterly line, North 23 deg. 24' East 186.43 feet to the point of beginning, and containing 2.51 acres more or less.
>
> BEING the same property conveyed to David Yates a/k/a William D. Yates and wife, Geraldine M. Yates, by warranty deed from John W. Warren, Jr. and wife, Mary Ellen Warren, dated November 27, 2002, recorded December 6, 2002, at 8:26 AM, appearing of record as Instrument No. 20021206-0150442, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, Grantors have executed this deed as of the day written first herein.

WILLIAM DAVID YATES

GERALDINE MABEL YATES

STATE OF TENNESSEE)
)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid **WILLIAM DAVID YATES and GERALDINE MABEL YATES**, the within named bargainors, 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 seal at office this the 13th day of May, 2026.

Affix Notary Seal

SHELBY PARKS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
Sept. 19, 2028
COUNTY OF ROBERTSON

Notary Public

My Commission Expires:_____.

Property Owners Name And Mailing Address:

William David Yates and
Geraldine Mabel Yates, Co-Trustees
The Yates Family Revocable Trust
156 East End Road
Goodlettsville, Tennessee 37072

Person or Entity Responsible for Payment of Property Taxes:

SAME/OWNERS

PROPERTY ADDRESS: 156 East End Road, Goodlettsville, Tennessee 37072

MAP-PARCEL NOS.: 002-00-0-030.00-000, 002-00-0-030.00-001, and 002-00-0-030.00-002

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409 as a deed executed by a transferor of real estate to a revocable living trust created by the same transferor or by a spouse of the transferor.

Tennessee Certification of Electronic Document

I, CHRISTINA M. BARTEE, 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 13, 2026 (date of document).

Affiant Signature

May 20, 2026
Date

State of Tennessee

County of Robertson

Sworn to and subscribed before me this 20th day of May, 2026.

Notary's Signature

MY COMMISSION EXPIRES: May 16, 2029

NOTARY'S SEAL

