Karen Johnson Davidson County
Batch# 1427031 DEEDWARR
06/01/2026 04:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260601-0049285

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) This transfer is exempt pursuant to Tenn. Code Ann. § 67-4-409 *et sq.* Robert Jefferson Adcock Affiant Sworn to and subscribed before me this May 25 2026. Comm Exp: Notary Public

This Instrument Prepared by: Robert M. Pautienus III, Esq.
Fidelis Law PLLC • 1585 Mallory Lane • Suite 104 • Brentwood Tennessee 37027

NEW OWNER: Wilson	SEND TAX BILL TO:	MAP/PARCEL:
ROBERT JEFFERSON ADCOCK and DAWN ADCOCK, Trustees		
ADCOCK FAMILY TRUST dated May 18, 2026	SAME AS NEW OWNER	172 – 9A-015.00
404 Queensbury Court		
Brentwood, Tennessee 37027		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, WE, ROBERT JEFF ADCOCK and wife, DAWN WILSON ADCOCK (Grantors), do hereby transfer, release, and convey any and all of our right, title and interest in and to that certain real estate located in Davidson County, Tennessee, to ROBERT JEFFERSON ADCOCK and DAWN WILSON ADCOCK, Trustees of the ADCOCK FAMILY TRUST dated May 18, 2026 (Grantees), and any amendments thereto, being more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 15 on the Third Revision of Section One, Banbury Crossing, a Planned Unit Development of record in Plat Book 9700, pages 536 and 537, said Register's Office, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to ROBERT JEFF ADCOCK and wife, DAWN WILSON ADCOCK, from THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC., a Tennessee Corporation, by Warranty Deed of record in Book 10773, Page 604, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Declaration of Covenants of record in Book 10369, page 48; and Storm Water Detention Agreement in Book 10633, page 330, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

The legal description is taken from the prior deed of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

The improved property is known as 404 Queensbury Court, Brentwood, Tennessee 37027.

IN WITNESS WHEREOF, the Grantors have signed this instrument on May 25 2026.

Robert Jeff Adcock
ROBERT JEFF ADCOCK

Dawn Wilson Adcock
DAWN WILSON ADCOCK

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT JEFF ADCOCK and DAWN WILSON ADCOCK with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this may 25, 2026.

NOTARY PUBLIC

My Commission Expires: ROBERT M. PAUTIENUS II STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 11-14-20

TRUE COPY CERTIFICATION

I, ROBERT M. PAUTIENUS III, 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 25, 2026.

5/25/26

ROBERT M. PAUTIENUS III, Affiant

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Sworn to and subscribed before me this 25th day of May, 2026.

Notary Public

My Commission Expires: _____

PARKER T. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-05-2029