Karen Johnson Davidson County
Batch# 1427359 DEEDQC
06/02/2026 02:21:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260602-0049680

PREPARED BY:

Tommy Kinney, Esq.
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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

Rosalyn Diane Filson
AFFIANT

Subscribed and sworn to before me on this day, June 2, 2026.

Courtney M. Hall
Notary Public

My Commission Expires: _____

COURTNEY M. HALL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 09-19-2027

New Owner Address:
Filson Family Trust
7804 Farmington Place
Nashville, TN 37221

Send Tax Bills To:
Same

Map-Parcel Number:
126 15 0A 015.00

QUITCLAIM DEED

Rosalyn Diane Filson ("Grantor"), for consideration of $10.00, hereby releases, remises, and quitclaims to the **Filson Family Trust**, dated June 2, 2026 ("Grantee"), a revocable trust established by the Grantor, all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

Grantor's spouse, **David Owen Filson**, as evidenced by his signature below, hereby joins with Grantor in the conveyance set forth herein.

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

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.

<Signature page to follow.>

WITNESS my hand on this day, **June 2, 2026**.

Rosalyn Diane Filson

David Owen Filson

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Rosalyn Diane Filson** and **David Owen Filson,** with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the foregoing instrument as such persons' free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, on this day, June 2, 2026.

Notary Public

My Commission Expires: _____

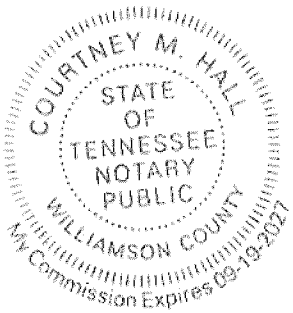


EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 15 on the plan of Phase One, Boone Trace at Biltmore of record in Plat Book 7900, page 667, Register's Office for said County.

Said Lot No. 15 fronts 92.47 feet on the southwesterly margin of Farmington Place and extends back 123.84 feet on the northwesterly line and 125.00 feet on the southeasterly line to a dead line in the rear measuring 56.89 feet thereon.

Being the same property conveyed to Rosalyn Diane Filson from David O. Filson by deed of record in Instrument No. 20021125-0145827, Register's Office for Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 7804 Farmington Place, Nashville, TN 37221.

CERTIFICATE OF AUTHENTICITY

I, Tommy Kinney, Esq., do hereby make oath that I am a licensed attorney and 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 June 2, 2026.

Affiant Signature

6/2/2026
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, June 2, 2026.

Courtney M. Hall
Notary Public

My Commission Expires: _____

COURTNEY M. HALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-19-2027