This Instrument prepared by:
Allison Shaw
Legacy Legal Services
410 S. University Ave.
Provo, UT 84601

Karen Johnson Davidson County
Batch # 1436416 DEEDQC
06/22/2026 10:24:02 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260622-0055812

QUIT CLAIM DEED

Note: Legal description taken from most recent prior deed; no independent title search performed.

THIS QUIT CLAIM DEED, Executed this 15 day of JUNE, 2026, by the Grantor(s),
Stephen M. Warmbier and Roberta A. Warmbier, husband and wife
Po Box 755, Joelton, TN 37080

to the Grantee(s),
STEPHEN MARCUS WARMBIER and ROBERTA ANN WARMBIER, Co-Trustees, or their successors in Trust, under The Stephen and Roberta Warmbier Revocable Living Trust dated 06.15.2026 **, and any amendments thereto**
Po Box 755, Joelton, TN 37080

WITNESSETH, That the said Grantors, for $10.00 (Ten dollars)
the receipt whereof is hereby acknowledged, do hereby remise, release and quitclaim unto the said Grantees forever, all the right, title, interest and claim which the said Grantors have in and to the following described parcel of land, and improvements and appurtenances thereto in Davidson County, State of Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 13 of Morgan Estates, Section Two, as of record in Book 5200, Page 26, Register's Office for Davidson County, Tennessee. Said Plat is herein referred to for the description as to said Lot 13.

Commonly known as: 6129 Clarksville Pike, Joelton, TN 37080
Parcel Identification: 021-00-0-293

Source of title: Being that same Warranty Deed recorded as document number 20161004-104569, on 10/4/2016, in the records of the Clerk of the Courts of Davidson County, Tennessee.

IN WITNESS WHEREOF, The said Grantors have signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

Stephen M. Warmbier
Grantor

Roberta A. Warmbier
Grantor

STATE OF TENNESSEE
COUNTY OF Montgomery

On this 15th day of June, 2026, before me, RaeAnne Reynolds, Notary, personally appeared Stephen M. Warmbier and Roberta A. Warmbier, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

RaeAnne Reynolds
Notary Signature

RAEANNE REYNOLDS
STATE OF TENNESSEE
NOTARY PUBLIC
MONTGOMERY COUNTY

Oath of Consideration

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $10.00.

Stephen M. Warmbier, Affiant 1

Roberta A. Warmbier, Affiant 2

STATE OF TENNESSEE }
COUNTY OF Montgomery }

Subscribed and sworn before me this the 15th day of June, 2026.

RaeAnne Reynolds
Notary Public
My commission expires: 10/21/2028

RAEANNE REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

The following information is not a part of this Deed

Property Address:
6129 Clarksville Pike, Joelton, TN 37080

Owner's Name and Address:
Stephen & Roberta Warmbier
Po Box 755, Joelton, TN 37080

Parcel Number: 021-00-0-293

Mail Tax Bills to:
Stephen & Roberta Warmbier
Po Box 755, Joelton, TN 37080