THIS INSTRUMENT PREPARED BY:

J. DAVID DILLON
DILLON ESTATE COUNSEL, PLC
P.O. BOX 158129
NASHVILLE, TN 37215-8129
PH. 615-970-7068

The actual consideration or value for this transfer, whichever is greater is $0.

Barbara Lorraine Bittles
Grantor

Sworn to and subscribed by me, this 26 day of June, 2026

J. David Dillon
Notary Public
My commission expires: 3/9/2027

J David Dillon STATE OF TENNESSEE NOTARY PUBLIC County of Davidson

Karen Johnson Davidson County
Batch # 1441674 DEEDQC
07/02/2026 08:52:14 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260702-0059666

QUITCLAIM DEED

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL**
Barbara L. Bittles, Trustee		131.16
4804 Sewanee Road	Same	Par 63
Nashville, TN 37220		

FOR AND IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, BARBARA LORRAINE BITTLES, a single person, (hereinafter "Grantor"), by these presents does hereby quitclaim and convey unto BARBARA LORRAINE BITTLES, TRUSTEE OF THE BARBARA LORRAINE BITTLES 2026 REVOCABLE TRUST AGREEMENT DATED June 26, 2026, (hereinafter "Grantee"), its successors and assigns, all of her right, title and interest in and to the following described property located in DAVIDSON COUNTY, Tennessee, to-wit:

See Attached Exhibit A

The legal description stated above has been taken from the prior Deed conveying the interest in said property to Grantor. The draftsperson assumes no liability as to the accuracy thereof. This transfer is by quitclaim and Grantor make no warranties about the title. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. **This conveyance is exempt from Tennessee recordation tax pursuant to Tennessee Code Annotated, Section 67-4-409(a)(1)(C).**

WITNESS MY HAND this 26 day of June, 2026

Barbara Lorraine Bittles

BARBARA LORRAINE BITTLES, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, J. David Dillon a Notary Public of this County, BARBARA LORRAINE BITTLES, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS MY HAND, at office, this 26 day of June, 2026

J David Dillon
STATE OF TENNESSEE NOTARY PUBLIC
County of Davidson

Notary Public
My Commission Expires: 3/9/2027

Exhibit A

LAND in Davidson County, Tennessee, as follows:

BEING lot No. 1, Block D, on the Plan of First Addition to Gateway Acres, as record in Book 1424, page 9, Register's Office for said County, described as follows:

BEGINNING at a point in the southerly margin of Gateway Lane, the common corner of Lots 1 and 2; thence with the line at between said lots, southerly 235.6 feet to a point; thence westerly 272.6 feet to the easterly margin of Sewanee Road; thence with the margin of the same, northerly 209.1 feet to thebeginning of a curve; thence around said curve, northeasterly 32.3 feet to the southerly margin of Gateway Lane; then with the margin of the same, easterly 248.2 feet to the point of beginning, containing 1.48 acres, more or less.

BEING the same property conveyed to Bruce A. Bittles and Wife, Barbara L. Bittles by deed of record in Book 4837, Page 159, Register's Office for Davidson County, Tennessee. The said Bruce Anthony Bittles and Barbara Lorraine Kohaut Bittles, having since been divorced by Final Decree of Divorce on the 27th day of November, 1990, in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 90D-1465, and this conveyance is a further division of the marital estate pursuant to the terms of the Marital Dissolution Agreement.

THIS is improved property known as 4804 Sewanee Road, Nashville, Tennessee, 37220.

THE said Bruce A. Bittles and Bruce Anthony Bittles, is one and the same person.

THE said Barbara L. Bittles and Barbara Lorraine Kohaut Bittles, is one and the same person.

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

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

Being further the same property conveyed to Barbara L. Bittles by deed from Bruce A. Bittles, dated October 13, 1994, recorded at Book 9492, Page 806, Davidson County Register's Office.

This is improved property known as: 4804 Sewanee Road, Nashville, TN 37220