Karen Johnson Davidson County
Batch# 1442973 DEEDQC
07/07/2026 01:29:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260707-0061143

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Mobley & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4447**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. _____ Affiant Subscribed and sworn to before me, this 16th day of June, 2026. _____ Notary Public My Commission Expires: _____

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-12-2030

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Charles W. Hunt and Joy P. Hunt, Trustees 4807 Gallatin Pike Nashville, Tennessee 37216	SAME	061 03 0 147.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Charles W. Hunt and wife, Joy P. Hunt**, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the

Grantors, hereby remise, release and quitclaim all of the Grantors' right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Charles W. Hunt and Joy P. Hunt, Trustees of the Charles & Joy Hunt Living Trust, established by the Revocable Trust Agreement of Charles W. Hunt and Joy P. Hunt dated June 16, 2026**, as amended and restated from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the Grantees' successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS our hands this 16th day of June, 2026.

Charles W. Hunt

Joy P. Hunt

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles W. Hunt and Joy P. Hunt, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16th day of June, 2026.

My Commission Expires: _____

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-12-2030

Notary Public

EXHIBIT A

Legal Description

Land in the 11th Civil District of Davidson County, Tennessee, more particularly described according to a survey made by N. G. Jenkins, Surveyor dated August 14, 1954, as follows:

Beginning at an iron pin in the westerly margin of Gallatin Road, said point being 200 feet northerly from the intersection of Solley Street and Gallatin Road; thence following said road, North 1 deg. 10' East 126 feet to an iron pin; thence North 86 deg. 12' West 206. 7 feet to an iron pin; thence South 3 deg. 44' West 134.3 feet to an iron pin; thence South 88 deg. 30' East 212. 7 feet to an iron pin on the westerly side of Gallatin Road, and point of beginning.

Being the same property conveyed to Charles W. Hunt, Jr. by deed from Charles W. Hunt, of record as Instrument No. 20110520-0038550, Register's Office for Davidson County, Tennessee.

Charles W. Hunt, Jr. and Charles W. Hunt are one and the same person.

This is improved property known as 4807 Gallatin Pike, Nashville, Tennessee 37216.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 June 16, 2026.

07/06/2026
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 6th day of July, 2026.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

