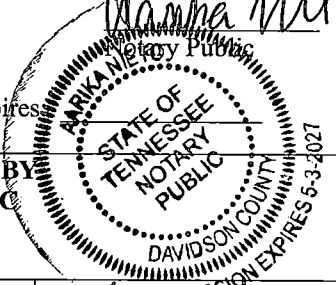
Quitclaim Deed

Karen Johnson Batch # 1449016 07/20/2026 09:19:19 AM Fees: $17.00 Taxes: $0.00 20260720-0065123 Davidson County DEEDQC 3 pgs	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $-0-. Affiant Subscribed and sworn to before me, this the 14th day of July, 2026. Notary Public My commission expires:



THIS INSTRUMENT WAS PREPARED BY:
WOOD STABELL LAW GROUP, PLLC
4535 HARDING PIKE STE. 100
NASHVILLE, TN 37205

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Stabell Joint Revocable Trust 6436 Brownlee Drive Nashville, TN 37205	*New Owner*	**115-06-0/057.00**

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **HANS AND NANCY STABELL,** husband and wife ("Grantor"), do hereby quitclaim and convey to **STABELL JOINT REVOCABLE TRUST** ("Grantee"), its successors and assigns, all of its interest in that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto (the "Property") together with (i) all plants, shrubs and trees located thereon, (ii) any land lying in or under any body of water or the bed of any nonpublic street or road, open or proposed, adjacent to such Property, (iii) all easements, hereditaments and privileges appurtenant to the foregoing Property, (iv) all oil, gas, hydrocarbon and other minerals (whether similar or dissimilar) in, on or under, or that may be produced from, such Property, (v) all zoning rights, entitlements, air rights, development rights, water rights, minerals, oil, gas and other hydrocarbon substances on or under the Property, (vi) all air rights, water, water rights, riparian rights and water stock relating to the Property and any rights of way or other appurtenances used in connection with the beneficial use and enjoyment of the Property, and (vii) all other rights, privileges and appurtenances in any way related to or for the benefit of the foregoing Property.

This is improved property known as a portion **of 6436 Brownlee Drive, Nashville, Davidson County**, Tennessee.

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

[Signature Page to Quitclaim Deed]

GRANTOR:

Hans and Nancy Stabell

By: _____
Hans Stabell

By: _____
Nancy Stabell

Date: 7/14/26

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Hans and Nancy Stabell with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing their names.

Witness my hand and seal, at office in Nashville, Tennessee , this the 14th day of July, 2026.

_____
NOTARY PUBLIC

My Commission Expires: _____

AARIKA NIETO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2027

EXHIBIT A

Property Description

Land in Davidson County, Tennessee, being all of Lot No. 109, on the Plan of Section One, West Meade Estates, as shown by plat appearing of record in Plat Book 2663, Page 110, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Hans Stabell and Nancy Stabell, husband and wife by Warranty Deed dated August 22, 2003, from David L. Swift and Barbara B. Swift, husband and wife, of record in Instrument Number 20030822-0122655, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Restrictive Covenants of record in Book 2864, Page 348, amended of record in Book 3462, Page 281, and Book 4503, Page 111; Easement for Sanitary Sewer and/or Storm Drainage of record in Book 4829, Page 853; and, any and all matters shown on plat of record in Plat Book 2663, Page 110; all in the Register's Office for Davidson County, Tennessee.