Karen Johnson Davidson County
Batch# 1456503 DEEDQC
08/07/2026 11:45:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260807-0072943

PREPARED BY:

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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

AFFIANT

Subscribed and sworn to before me on this day, August 5, 2026.

Notary Public

My Commission Expires:

HANNAH JONES NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON MY COMM. EXPIRES OCTOBER 24, 2026

New Owner Address:
Dowdle Measells Family Trust
2301 Hampton Ave
Nashville, TN 37215

Send Tax Bills To:
Same

Map-Parcel Number:
117 06 0 090.00

QUITCLAIM DEED

Glynn Dowdle and wife, Brenda Dowdle (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to the **Dowdle Measells Family Trust**, dated August 5, 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.

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, **August 5, 2026**.

Glynn Dowdle

Brenda Dowdle

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Glynn Dowdle and Brenda Dowdle**, 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, August 5, 2026.

Notary Public

My Commission Expires: _____

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028

EXHIBIT A

Property located in the 25th Councilmanic District of Nashville, Davidson County, Tennessee. Being the westerly 200 feet of the easterly 225 feet of the southerly part of Lot Number 23 on the Plat of E. L. Hampton's Subdivision, Hillsboro Heights, not of record, and being more particularly described according to a boundary survey prepared by Wamble and Associates, P.L.L.C., dated May 21, 2001, as follows:

BEGINNING at a point, said point being a concrete monument (old) at the intersection of the south right-of-way line of Hampton Avenue and the west right-of-way Line of 23rd Avenue South, said point also being the northeast corner of the herein described property; thence, following said west right-of-way line South 13 degrees 42 minutes 19 seconds West 342.63 feet to a concrete monument (old), said monument being the southeast corner of the herein described property and the northeast corner of the westerly 200 feet of the easterly 225 feet of Lot Number 35 of said subdivision, Hillsboro Heights, now owned by William E. Engel and wife, Karen H. Engel as of record in Deed Book 9012, page 625, R.O.D.C., TN; thence leaving said west right-of-way line and following the north line of said William E. Engel property North 76 degrees 50 minutes 10 seconds West 199.93 feet to an iron pipe (old), said pipe being the southwest corner of the herein described property and the northwest corner of said William E. Engel property and the northeast corner of the easterly 40 feet of Lot Number 34 and the westerly 75 feet of Lot Number 35 of said subdivision Hillsboro Heights, now owned by William F. Bundy and wife, Kimberly J. Bundy as of record in Deed Book 10938, page 836, R.O.D.C., TN, and also being the southeast corner of part of Lots Numbers 23 and 24 of said subdivision, Hillsboro Heights, now owned by Thomas A. Gallagher and spouse, Kae P. Gallagher as of record in Deed Book 8928, page 154, R.O.D.C., TN, thence, leaving said north line and following the east line of said Thomas A. Gallagher property North 13 degrees 40 minutes 25 seconds East 343.08 feet to an iron rod (old) on the south right of way line of Hampton Avenue, said rod being the northwest corner of the herein described property and the northeast corner of said Thomas A. Gallagher property; thence, leaving said east line and following said south right-of-way line of Hampton Avenue South 76 degrees 42 minutes 24 seconds East 200.12 feet to the point of beginning, containing 68,579 square feet or 1.57 acres, more or less .

Being the same property conveyed to Glynn Dowdle and wife, Brenda Dowdle, from Nancy Fox Crecraft, now being Nancy Fox Brown and husband, Lawrence A. Brown, by deed of record in Instrument No. 20010622-066504, 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 2301 Hampton Ave, Nashville, TN 37215.

CERTIFICATE OF AUTHENTICITY

I, Sophie L. Buntin, 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 August 5, 2026.

Affiant Signature

8-5-26
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
Sworn to and subscribed before me on this day,
August 5, 2026.

Notary Public

My Commission Expires: _____

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2026