Karen Johnson Davidson County
Batch# 1458802 DEEDQC
08/11/2026 02:08:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20260811-0074028

THIS INSTRUMENT PREPARED BY: From information furnished by the parties.
Johnson McGinnis Elder Care Law & Estate Planning, PLLC
104 Wyncrest Way, Suite 100
Hendersonville, TN 37075

Address New Owners	**Send Tax Bills To**	**Map-Parcel No.**
Aline B. Smith 912 Apple Valley Road Madison, TN 37115	Same	033 15 076.00

Quitclaim Deed by Trustee

Grantor: Aline B. Smith Trustee(s) respectively, and his/her/their successors in a Revocable Living Trust for the benefit of Harold G. Smith and Aline B. Smith, under the terms of The Harold and Aline Smith Trust Dated November 8, 2004
Grantee: Aline B. Smith

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 133 on the plan of Primrose Acres, Section 2, of record in Book 2900, Page 44, Register's Office for said county.

Said Lot No. 133 fronts 183 feet on the Southerly side of Apple Valley Road and extends back 230.8 feet on the Easterly line and 266.7 feet on the Westerly line to a deed line measuring 142 feet thereon.

Being the same property conveyed to Harold G. Smith and Aline B. Smith Trustee(s) respectively, and his/her/their successors in a Revocable Living Trust for the benefit of Harold G. Smith and Aline B. Smith, under the terms of The Harold and Aline Smith Trust Dated November 8, 2004, by deed from Harold G. Smith and Aline B. Smith, of record in Instrument Number 20041217-0150521, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 912 Apple Valley Road, Madison, TN 37115.

Harold G. Smith and Aline B. Smith were married in Coffee County, Tennessee on January 23, 1960. At the time of their marriage, neither was a party to any other marriage; their marriage continued uninterrupted until the death of Harold G. Smith in Davidson County, Tennessee on February 5, 2026; and Aline B. Smith conveys as surviving tenant by the entirety.

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

THE PARTIES ACKNOWLEDGE THAT JOHNSON MCGINNIS ELDER CARE LAW & ESTATE PLANNING, PLLC IS NOT A CLOSING AGENT FOR THIS TRANSACTION PURSUANT TO THE PROVISIONS OF § 6045 (e) OF THE INTERNAL REVENUE CODE AS AMENDED BY THE TAX REFORM ACT OF 1986.

Aline B. Smith, Trustee
Grantor

State of Tennessee
County of Davidson

On August 7, 2026, before me personally appeared Aline B. Smith, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument, and who acknowledged herself to be the Trustee of The Harold and Aline Smith Trust Dated November 8, 2004, for the purpose therein contained, by signing her name as Trustee.

JANEL HEFLIN
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Notary Public
My commission expires: 2/10/2030

* *

State of Tennessee
County of Davidson

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Aline B. Smith, Grantee

Sworn to and subscribed before me on August 7, 2026.

JANEL HEFLIN
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Notary Public
My commission expires: 2/10/2030

* *

TRUE Copy Certification

I, Hope Campbell, do hereby make oath that I am 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 7, 2026.

Signature

8/7/26
Date

State of Tennessee
County of Sumner

Sworn to and subscribed before me on August 7, 2026

JANEL HEFLIN
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Notary's Signature
My Commission Expires: 2/10/2030