Prepared by: Wessley S. Inscoe, Attorney, 1503 16th Ave. S., Nashville, TN 37212, without the benefit of a full title examination and no liability is assumed for any status in title or matters which would be disclosed by such title examination.

Karen Johnson Davidson County
Batch# 1459731 DEEDQC
08/14/2026 01:53:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260814-0076159

**Melissa Zophin, et vir**

**TO:**

**Brian Michael Zophin and Melissa Lillian Zophin, Trustees of the Zophin Family Revocable Trust dated August 12, 2026**

# QUITCLAIM DEED

THIS QUITCLAIM DEED OF REALTY executed this 12th day of August, 2026, by **Melissa Zophin and Brian Zophin, wife and husband** ("Grantors"), to **Brian Michael Zophin and Melissa Lillian Zophin, Trustees of the Zophin Family Revocable Trust dated August 12, 2026, and any amendments thereto** ("Grantee"),

WITNESSETH:

That for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Grantors do hereby quitclaim and convey unto Grantee, all of Grantors' right, title, and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> BEING known and designated as Unit B of Homes at 4201 Belmont Boulevard established pursuant to the Declaration for Homes at 4201 Belmont Boulevard, a Horizontal Property Regime, of record in Instrument No. 20230615-0045873, in the Register's Office for Davidson County, Tennessee, and depicted on the plan attached as Exhibit "B" to said Declaration, to which reference is hereby made for a more complete description.
>
> BEING the same property conveyed to Melissa Zophin and Brian Zophin, wife and husband, by Warranty Deed from Allen Perry, married, dated June 10, 2025, and recorded on July 11, 2025, in Instrument No. 20250711-0054776, in the Register's Office for Davidson County, Tennessee.

This legal description was taken from the previous deed of record.

This conveyance and the concerned real estate are subject to the following: (1) all applicable zoning ordinances, (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) all other matters and restrictions of public record.

For purposes of this instrument, words used in the singular shall include the plural and vice versa, as the context may require. Words of any gender shall be deemed to include all genders, and references to a person shall include individuals, corporations, partnerships, limited liability companies, and other legal entities.

This is real property known as: **4201 B Belmont Boulevard, Nashville, TN 37215**.

IN WITNESS WHEREOF, Grantors have executed this quitclaim deed of realty as of the date written first herein.

**Melissa Zophin**
Grantor

**Brian Zophin**
Grantor

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Melissa Zophin and Brian Zophin**, named within, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 12th day of August, 2026.

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

My Commission Expires: 11.15.29

**THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED § 67-4-409(a)(1)(C)(vi).**

| **Property Owner(s) Name and Mailing Address** | **Person/Entity Responsible for Payment of Property Taxes** | **Property Address and Map/Parcel No.** |
|---|---|---|
| Brian Zophin<br>Melissa Zophin<br>4201 B Belmont Blvd.<br>Nashville, TN 37215 | Same/Owner | Brian Zophin<br>Melissa Zophin<br>4201 B Belmont Blvd.<br>Nashville, TN 37215 |

## Certificate of Authenticity

I, Alexandra Hulme, 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 August 12, 2026.

Alexandra Hulme — 8/12/26

Affiant Signature — Date

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

Sworn to and subscribed before me this
12th day of August, 2026.

Jennifer Wheeler

Notary's Signature
My Commission Expires: 11.5.29

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON