PREPARED BY:
Roland T. Hairston & Associates
615 Main Street, Suite 106
Nashville, Tennessee 37206
Phone: (615) 428-7345

Karen Johnson
Batch # 1459813
08/17/2026 08:22:19 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20260817-0076246

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is **$0.00.**

Andrea M. Brooks
ANDREA M. BROOKS, Affiant

SWORN AND SUBSCRIBED before me this 11th day of August 2026.

ROLAND T. HAIRSTON II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

Notary Public

My commission expires: 7/2/2029

QUITCLAIM DEED

New Owner's Address	Send Tax Bills To:	Map-Parcel Nos.
BROOKS FAMILY TRUST 3207 VAILVIEW DRIVE, NASHVILLE, TN 37207	**BROOKS FAMILY TRUST** 3207 VAILVIEW DRIVE, NASHVILLE, TN 37207	060 02 0 058.00

THIS QUITCLAIM DEED made this 11th day of August 2026 by **Andrea M. Brooks and wife Angela R. Brooks,** (collectively, the "Grantor"), whose mailing address is 3207 Vailview Drive, Nashville, TN 37207, to the **Brooks Family Trust**, (the "Grantee"), whose mailing address is 3207 Vailview Drive, Nashville, TN 37207.

WITNESSETH: That for good and valuable consideration, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned Grantor does hereby release and quitclaims unto the Grantee, their heirs and assigns forever, all right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel of land, situated, lying and being in the County of Davidson, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 507 on the Plan of Packwood Estates, Section 3 as of record in Book 3300, page 31, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Andrea M. Brooks and wife Angela R. Brooks, by James R. Appleton and wife Gladys Appleton, from a Warranty Deed, dated October 4, 1979, of record as Instrument No. 00005511-0000487, Register's Office for Davidson County, Tennessee.

This property is commonly known as 3207 Vailview Drive, Nashville, TN 37207.

Said property is conveyed subject to all easements, restrictions and obligations whether or not of record. The Grantor makes no representations or warranties regarding said property.

WITNESS my hand this 11th day of August 2026.

Andrea M. Brooks

ANDREA M. BROOKS, GRANTOR

Angela R. Brooks

ANGELA R. BROOKS, GRANTOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally, appeared before me, a Notary Public in and for said County and State, the within named **Andrea M. Brooks and Angela R. Brooks**, the Grantors, with whom I am personally acquainted and who acknowledged that they have executed the foregoing instrument for the purposes contained therein.

SWORN AND SUBSCRIBED before me this 11th day of August, 2026.

NOTARY PUBLIC

My commission expires: 7/2/2029

ROLAND T. HAIRSTON II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires