Karen Johnson
Batch # 1461909
08/19/2026 11:15:29 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20260819-0077130

This document prepared by:
Tree Ring Legal
PO Box 744
Smyrna, TN 37167

Address of New Owner	Send Tax Bill to	Map/Parcel Number
Matthew A Hudson and Laura K Hudson, Trustees 1407 Eastland Avenue Nashville, TN 37206	Matthew A Hudson and Laura K Hudson 1407 Eastland Avenue Nashville, TN 37206	83-5-375

This document was prepared with information from public record, and was not verified by a title search, survey, or other method.

Grantors: Matthew A Hudson and Laura K Hudson, a married couple

Grantees: Matthew A Hudson and Laura K Hudson, as Trustee of the Hudson Family Living Trust dated August 7, 2026

STATE OF TENNESSEE)
)
COUNTY OF Dixon Williamson)

Pursuant to TCA § 67-4-409, the actual consideration of this transfer is $0 (zero dollars).

KATHRYN L. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Affiant

Sworn and subscribed before me on this the August 7, 2026.

Notary Public

My commission expires: 03/17/2029

Quitclaim Deed

For and in consideration of the sum of ten dollars, paid by the herein grantees, we, Matthew A Hudson, and Laura K Hudson, do hereby convey to Matthew A Hudson and Laura K Hudson, Trustees of the Hudson Family Living Trust dated August 7, 2026, all of our interest and title in a certain land described as follows to-wit:

> Land in Davidson County, Tennessee, being Lot Nos. 10 and 11 in Block No. 1 on the Plan of T.P. Weakley's Subdivision of Blocks 1, 2, and 3 as of record in Book 161, Page 105 and corrected in Book 421, Page 50, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Matthew A Hudson and Laura K Hudson, a married couple, by Quitclaim Deed dated November 8, 2010, from Matthew A Hudson and Laura A. Ringger, as joint tenants with right of survivorship, of record in Instrument Number 20101118-0092517, Register's Office for Davidson County, Tennessee.

This improved property is known as 1407 Eastland Avenue, Nashville, TN 37206.

Note: The purpose of this document is to transfer property into a revocable living trust.
Note 2: The Grantor and Grantee are the same person.
Note 3: Matthew A Hudson is the same person as Matthew Allen Hudson. Laura K Hudson is the same person as Laura A Ringger.

[Signatures on next page.]

Signed on August 7, 2026.

Matthew A Hudson

Laura K Hudson

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

Personally appeared before me, Kathryn L Clark, Notary Public, the within named Matthew A Hudson and Laura K Hudson, the Grantors, with whom I am personally acquainted or proven to me with reasonable certainty, who acknowledged that they executed this instrument for the purposes therein contained.

KATHRYN L. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Notary Public

My commission expires: 03/17/2029