PREPARED BY AND RETURN TO:
HUSCH BLACKWELL LLP (ALC)
736 GEORGIA AVENUE, SUITE 300
CHATTANOOGA, TENNESSEE 37402
(423)266-5500

Karen Johnson Davidson County
Batch# 1462626 DEEDQC
08/21/2026 10:18:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20260821-0077981

New Owner's Address:	Send Tax Bills To:	Tax Parcel No.:
Sarah Wilson and Stephen Wilson 19 Annandale Nashville, TN 37215	Sarah Wilson and Stephen Wilson 19 Annandale Nashville, TN 37215	158-04-0-A-075.00

QUITCLAIM DEED

WHEREAS, MARY BETH WILSON and SUSAN SMITH DODGE, Co-Trustees of the HENRY AND KATHREEN SMITH IRREVOCABLE TRUST F/B/O SARAH WILSON dated January 14, 2013, and MARY BETH WILSON and SUSAN SMITH DODGE, Co-Trustees of the HENRY AND KATHREEN SMITH IRREVOCABLE TRUST F/B/O STEPHEN WILSON dated January 14, 2013, own the hereinafter described parcel of real property located in Davidson County, Tennessee;

WHEREAS, MARY BETH WILSON and SUSAN SMITH DODGE, as Co-Trustees, wish to transfer a one-half undivided interest in the hereinafter described parcel of real property to SARAH WILSON, and a one-half undivided interest to STEPHEN WILSON.

NOW THEREFORE, THIS INDENTURE, made and entered into this 17 day of August, 2026, for and in consideration of One Dollar ($1.00), the receipt and sufficiency of which is hereby acknowledged, MARY BETH WILSON and SUSAN SMITH DODGE, Co-Trustees of the HENRY AND KATHREEN SMITH IRREVOCABLE TRUST F/B/O SARAH WILSON dated January 14, 2013, and MARY BETH WILSON and SUSAN SMITH DODGE, Co-Trustees of the HENRY AND KATHREEN SMITH IRREVOCABLE TRUST F/B/O STEPHEN WILSON dated January 14, 2013 (the "Grantors") do hereby grant, transfer, release, convey, and quitclaim a one-half undivided interest to SARAH WILSON, and a one-half undivided interest to STEPHEN WILSON (the "Grantees"), in the following described real property in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Otter Wood, Section Two, revised of record in Plat Book 6900, Page 598, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of said property.

Property Address: 19 Annandale, Nashville, TN 37215.

REFERENCE is made for prior title to Deed at instrument no. 20130301-0020401in the Register's Office of Davidson County, Tennessee.

Grantors and Grantees acknowledge that this Quitclaim Deed was prepared from information furnished by the Grantors, and that no boundary survey or title examination was made, and neither the preparer nor the firm of Husch Blackwell LLP, nor any of its members, shall have any liability for the status of the title to the property or the accuracy of such information.

IN TESTIMONY WHEREOF, the Grantors have executed and delivered this Indenture the day and year first above written.

GRANTORS:

HENRY AND KATHREEN SMITH IRREVOCABLE TRUST F/B/O SARAH WILSON dated January 14, 2013,

By: Mary Beth Wilson
Mary Beth Wilson, Co-Trustee

By: Susan Smith Dodge
Susan Smith Dodge, Co-Trustee

HENRY AND KATHREEN SMITH IRREVOCABLE TRUST F/B/O STEPHEN WILSON dated January 14, 2013

By: Mary Beth Wilson
Mary Beth Wilson, Co-Trustee

By: Susan Smith Dodge
Susan Smith Dodge, Co-Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Yogeshwari Chaudhuri, of the state and county aforesaid, personally appeared MARY BETH WILSON and SUSAN SMITH DODGE, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be Co-Trustees of the Henry and Kathreen Smith Irrevocable Trust f/b/o/ Sarah Wilson, and that they as such trustees, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the trust by themselves as trustees.

WITNESS my hand and seal at office on this 17th day of August, 2026.

Y Chaudhuri
Notary Public

My commission expires: 05-03-2027

YOGESHWARI CHAUDHURI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Yogeshwari Chaudhuri, of the state and county aforesaid, personally appeared MARY BETH WILSON and SUSAN SMITH DODGE, with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be Co-Trustees of the Henry and Kathreen Smith Irrevocable Trust f/b/o/ Stephen Wilson, and that they as such trustees, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the trust by themselves as trustees.

WITNESS my hand and seal at office on this 17th day of August, 2026.

Y Chaudhuri
Notary Public

My commission expires: 05-03-2027

YOGESHWARI CHAUDHURI STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Hamilton)

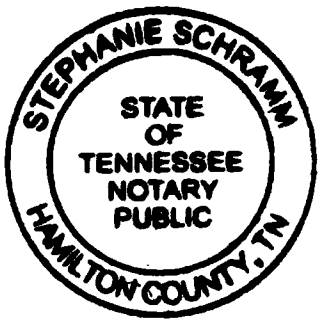
I hereby swear or affirm that the actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me
this 19 day of August, 2026.

Notary Public

My commission expires: 8-6-2028



Tennessee Certification of Electronic Document

I, Adam Harrer, 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 Aug 17, 2026 (date of document).

Affiant Signature

08/19/2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 19 day of August, 2026.

Emerald L. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

