PLEASE USE SPACE BELOW FOR THE COUNTY RECORD'S OFFICE:

Karen Johnson
Batch # 1464236
08/26/2026 08:09:01 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20260826-0078723

STATE OF Tennessee

COUNTY OF Davidson

Consideration for this transfer is $ 0.00.

Bonnie J Kelly

Affiant: Bonnie J. Kelly

Subscribed and sworn before me this the 24 day of August 2026

Notary Public

My commission expires July 3, 2028

This instrument was prepared by:
Name: Shauna Dixon Esq.
Address: 40 Burton Hills Blvd.,
Suite 200, Nashville, TN 37215
Lyda Law Firm
Lydagroup.com

SONYA RIVERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2028

After recording, mail document
Name: Bonnie J. Kelly
Address: 4805 Towry Drive Nashville, TN 37211
And tax statements to: (If Mortgage)
SAME

QUITCLAIM DEED

WITNESSETH, For and in consideration of no monetary consideration, and for the purpose of funding the *IRREVOCABLE SPECIAL NEEDS TRUST f/b/o Alisha Kelly* executed January 29, 2019 ("Grantee") Bonnie J Kelly, single woman ("Grantor") all right, title, and interest the Grantor have in and to the following described real property located in Davidson County, Tennessee:

Mailing Address
4805 Towry Drive Nashville, TN 37211

10000851040010 1.000034.12.13.0000000

Legal Description

Land in Davidson County, Tennessee, being Lot No. 234, on the Plan of Kenilworth Estates, Section Four, of record in Book 3300, pages 34, 35, and 36, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Bonnie J. Kelly, by warranty deed from Vicki L. Siroki, a single woman of record in Book 11325 Page 525 in Register of Deeds office dated 02/03/1999.

Tax Information: Map and Parcel: 134-13-149

Transfer Tax

Exempt per: TCA § 67-4-409(a)(3)(A) transfer into trust only

SIGNATURE

Executed this 24 **day of** August, **20**26.

Bonnie J Kelly

Bonnie J. Kelly

NOTARY ACKNOWLEDGMENT
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, BONNIE J. KELLY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 24 day of August, 2026.

Sonya Rivers

Notary Public
My Commission Expires:
July 3, 2028

SONYA RIVERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2028

1000085104001010000034.13.13.000000