Karen Johnson Davidson County
Batch # 1464800 DEEDQC
08/27/2026 08:08:46 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260827-0079483

This Instrument was prepared from information furnished by the parties without the benefit of a title examination.

This instrument prepared by:

Name: Jeffrey S. Strickland, Esq.
Firm: Strickland Law, PLLC
Address: 104 East Park Drive, Building 300
Brentwood, Tennessee 37027
Phone Number: 615-739-6746

Address/Owners:	Send Tax Bills To:	Map Parcel
DB Miller Revocable Trust	New Owner	132 15 0 033.00
734 Elysian Fields Road		
Nashville, Tennessee 37204		

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of One Dollar and 00/100 ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, David A. Miller and Beth D. Miller, husband and wife ("Grantors"), do hereby convey and quitclaim unto the DB Miller Revocable Trust ("Grantee"), all rights, title and interest in and to the following described tract or parcel of land located in Davidson County, Tennessee, and more particularly as follows:

Land in Davidson County, Tennessee, being Lot No. 43 on the Plan of Elysian Fields, Section 1, not of record and described according to a survey by Southern Land Surveying Company, Inc., dated June 21, 1974, as follows:

Said Lot 43 fronts the easterly margin of Elysian Fields Road 184.3 feet and runs back between lines that measures 335.00 feet on the north side; 335.00 feet on the south side to a line in the rear on which it measures 102.65 feet.

In accordance with Tennessee Code Annotated Section 66-24-121, the foregoing legal description is the same as in the previous deed of record.

Being the same property conveyed to David A. Miller and Beth D. Miller, husband and wife, by Warranty Deed from Brian E. Devine and wife, Conde W. Devine, dated June 28, 1996, of record in Book 10110, Page 117, Register of Deeds' Office for Davidson County, Tennessee, to which reference is made for a more complete and accurate description.

This is improved property known as 734 Elysian Fields Road, Nashville, Tennessee 37204.

This conveyance is subject to all easements, restrictive covenants and conditions, zoning and planning ordinances, health department regulations that may affect the premises, and other matters of record, including all items set out on any applicable plan of record, and property taxes.

IN TESTIMONY WHEREOF, I have hereunto set my hands this 25th day of August, 2026.

David A. Miller

Beth D. Miller

STATE OF TENNESSEE)
) ss
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for the County and State aforesaid, appeared David A. Miller and Beth D. Miller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 25th day of August, 2026.

Notary Public



My commission expires: July 3, 2028

We hereby swear or affirm that the actual consideration for this transfer is $0.00.

David A. Miller

Beth D. Miller

STATE OF TENNESSEE)
) ss
COUNTY OF DAVIDSON)

Sworn and subscribed before me this 25th day of August, 2026.

Notary Public



My commission expires: July 3, 2028