Karen Johnson Davidson County
Batch# 1466958 DEEDQC
09/02/2026 12:34:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260902-0081189

PREPARED BY:

*Cameron G. Waltman, Esq.*
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WWW.HAZARD.LAW

STATE OF TENNESSEE )
COUNTY OF WILLIAMSON )

Actual consideration for this transfer is -$0-.

**AFFIANT**

Subscribed and sworn to before me on this day, August 28, 2026.

Notary Public

My Commission Expires: _____

HANNAH JONES NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON COMM. EXPIRES OCTOBER 24, 2028

**New Owner Address:**
Crowder Family Trust
510 Clematis Drive
Nashville, TN 37205

**Send Tax Bills To:**
Same

**Map-Parcel Number:**
115-06-0-108.00

## QUITCLAIM DEED

**Allison Crowder and Gregory Crowder, wife and husband** (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to the **Crowder Family Trust**, dated August 28, 2026 ("Grantee"), a revocable trust established by the Grantor, all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

**GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.**

*<Signature page to follow.>*

**WITNESS** my hand on this day, **August 28, 2026**.

Allison Crowder

Gregory Crowder

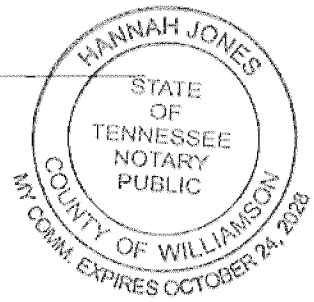
STATE OF TENNESSEE )
COUNTY OF WILLIAMSON )

Personally appeared before me, a Notary Public in and for said County and State, the within named **Allison Crowder and Gregory Crowder**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the foregoing instrument as such persons' free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, on this day, August 28, 2026.

Notary Public

My Commission Expires: _____



## EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Section Five, West Meade Estates, of record in Book 3106, Page 73, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

THIS CONVEYANCE IS SUBJECT TO: (1) All restrictions of record; (2) All easements of record; (3) All visible easements; (4) All matters appearing on the plan of record; (5) All applicable governmental and zoning regulations.

Being the same property conveyed to Allison Crowder and Gregory Crowder, wife and husband, from Michael P. Green and Andrea Green, husband and wife, by deed of record in Instrument No. 20221004-0109402, Register's Office for Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 510 Clematis Drive, Nashville, TN 37205.

### CERTIFICATE OF AUTHENTICITY

I, Cameron G. Waltman, Esq., do hereby make oath that I am a licensed attorney and 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 August 28, 2026.

Cam Waltman
Affiant Signature

8/28/26
Date

STATE OF TENNESSEE )
COUNTY OF WILLIAMSON )

Sworn to and subscribed before me on this day, August 28, 2026.

Hannah Jones
Notary Public

My Commission Expires: _____

HANNAH JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES OCTOBER 24, 2028