This space intentionally left blank for recording purposes:

*This Instrument Prepared By:*
*Ellen Hendrickson*
*Hendrickson Law, PLLC*
*603 45th Ave. N. Nashville, 37209*
*Based on the information provided by the parties.*
*No title search was requested or performed.*

Karen Johnson Davidson County
Batch# 1470589 DEEDQC
09/09/2026 01:31:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260909-0083653

**QUITCLAIM DEED**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-NONE-

Ronald Paul Manley
Affiant

Subscribed and sworn to before me, this the 7th day of September 2026.

E Hendrickson
Notary Public
My Commission Expires: 5/8/2029

ELLEN HENDRICKSON
STATE OF TENNESSEE NOTARY PUBLIC
My Comm. Expires May 08, 2029
COUNTY OF DAVIDSON

FOR AND IN CONSIDERATION OF ZERO DOLLARS AND ZERO CENTS ($0.00) WE, RONALD P. MANLEY AND LINDA RUTH HALPERIN, husband and wife by these presents do hereby quitclaim any and all right, title and interest in a certain tract or parcel of real property situated in Davidson County, State of Tennessee as more fully described below, to RONALD P. MANLEY AND LINDA RUTH HALPERIN, CO-TRUSTEES OF THE MANLEY-HALPERIN COMMUNITY PROPERTY TRUST, dated September 7, 2026, and to their successors in trust.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record as follows:

Land in Davidson County, Tennessee, being Lot No. 20 on the Third Revision of Section One, Banbury Crossing, a Planned Unit Development of record in Plat Book 9700, pages 536 and 537, Register's Office for said County, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to The Jones Company Custom Homes of Tennessee, Inc. a Tennessee corporation by deed from Jones Land Company, LLC, a Tennessee limited liability

company, of record in Book 10369, Page 48, Register of Deeds, Davidson County, Tennessee.

Being the same property conveyed to Ronald P. Manley and Linda Ruth Halperin, husband and wife by deed from the Jones Company Custom Homes of Tennessee, Inc.,, a Tennessee corporation, of record in Book 11334, Page 525, Register of Deeds, Davidson County, Tennessee.

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

IN WITNESS WHEREOF, we have hereunto set our hands on this the 7th day of September 2026.

Ronald P. Manley

Ronald P. Manley

Linda Ruth Halperin

Linda Ruth Halperin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ronlad P. Manley and Linda Ruth Manley 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 on this the 7th day of September 2026.

NOTARY PUBLIC
My Commission Expires: 5/8/2029

ELLEN HENDRICKSON
STATE OF TENNESSEE NOTARY PUBLIC
My Comm. Expires May 08, 2029
COUNTY OF DAVIDSON

NEW OWNER & SEND TAX BILLS TO:
Ronlad P. Manley and Linda Ruth Halperin
300 Turnberry Circle,
Brentwood, TN 37027

MAP / PARCEL NUMBERS:
172-09-0A / 020.00

Certificate of Authenticity

I, ELLEN HENDRICKSON (BPR#039332), 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 September 7, 2026.

Date

Affiant Signature

9/8/2026

Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 8th day of September, 20 26.

Notary's Signature

ANGELA R. TYRONE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2028

My Commission Expires: 03/08/2028

Date

Notary's Seal (if on paper)