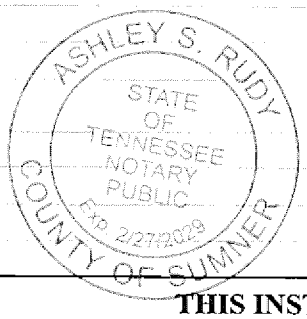
Karen Johnson Davidson County
Batch# 1472043 DEEDQC
09/11/2026 02:31:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260911-0084691

QUITCLAIM DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 TH DAY OF September, 2026.

Notary Public

MY COMMISSION EXPIRES: 2/27/2029
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Music City Title & Escrow, Inc.
4301 Hillsboro Pike, Suite 110
Nashville, TN 37215

This Instrument was prepared by information provided by the parties, and no title search was performed by Music City Title & Escrow, Inc.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
The Waller Family Trust 4905 Riverbank Dr. Hermitage, TN 37218	Same	**MAP & PARCEL** 058-07-0C-022.00-CO

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Lauren K. Waller, an unmarried woman, and Joel V. Waller, a married man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO **Joel Waller and Carolyn Waller, as Trustees of The Waller Family Trust, dated May 26, 2026**, HEREINAFTER CALLED GRANTEE, ALL OF OUR OWNERSHIP INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT TO GRANTEE, AND GRANTEE'S SUCCESSORS AND ASSIGNS:

Situated in Davidson County, Tennessee, being Unit No. 15B, as established by Exhibit "B-2" of the Declaration of Covenants, Conditions and Restrictions for the Crossing at Drake's Branch of record in Instrument No. 20201030-0127244, as supplemented in Instrument No. 20210330-0041867, in the Register's Office for Davidson County, Tennessee and formerly being Lots 9, 15 and 16 on the Plan of The Crossing at Drakes Branch, Phase 1, according to plat appearing of record in Instrument No. 20201023-0123325, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Lauren K. Waller, an unmarried woman and Joel V. Waller, a married man, by General Warranty Deed from SDH Nashville, LLC, a Georgia limited liability company, of record in Instrument No. 20220411-0041548 and recorded in the Register's Office for Davidson County, Tennessee on April 11, 2022.

This is improved property located at 942 Millstream Drive, Nashville, Davidson County, Tennessee.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 11th day of September 2026.

GRANTORS:

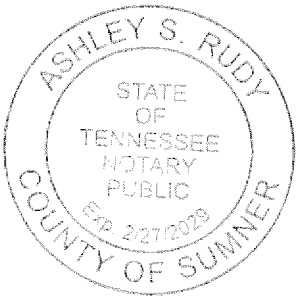
Lauren K. Waller

Joel V. Waller

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, Ashley Rudy of the state and county mentioned, personally appeared Lauren K. Waller and Joel V. Waller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and executed the foregoing instrument for the purposes therein contained.

Notary Public
My Commission Expires: 2/27/2029



Certificate of Authenticity

I, Ashley Rudy, 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 11, 2026 (date of document).

Affiant Signature

Date: 9/11/2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 11th day of September, 2026.

Notary's Signature
My Commission Expires: 9/3/2029

Alexandra McDaniel
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/03/2029
DAVIDSON COUNTY