Karen Johnson Davidson County
Batch# 1478835 DEEDQC
09/30/2026 09:50:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260930-0090202

THIS INSTRUMENT WAS PREPARED BY:
LAMAR MOORE, ATTORNEY
107A PUBLIC SQUARE, STE 130
LEBANON, TN 37087
615.358.9380

AFTER RECORDING, PLEASE RETURN DOCUMENT AND TAX STATEMENTS TO:
THERESA BORELLA REVOCABLE LIVING TRUST
762 WESTCOTT LANE
NOLENSVILLE, TN 37135

PREPARER'S DISCLAIMER: This instrument is prepared based on information provided by the parties named herein. The service provided is limited to the preparation of this instrument in recordable form only. No title examination or other inspection was requested by the parties or performed by the preparer of this instrument. No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the preparer of this instrument to the parties. Further, no legal or tax advice has been requested or provided regarding the legal significance or ramifications regarding the use of this instrument.

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map & Parcel Number:
THERESA BORELLA Revocable Living Trust 762 WESTCOTT LANE NOLENSVILLE, TN 37135	Same as Grantee	187 05 0A 059.00

This Quitclaim Deed (the "Deed") is made effective this 29 day of September, 2026 (the "Effective Date") between **THERESA BORELLA, a single woman** (the "Grantor") and **the THERESA BORELLA Revocable Living Trust dated September 29, 2026** (the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of $10.00 (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantor has, if any, in the real property (the "Property") located in Davidson County, Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of Burkitt Springs, Phase 4A, as of record in Instrument No.: 20151203-0121974, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Regent Homes, LLC, Tennessee limited liability company, by Warranty Deed from McGowan Investments, Inc., a Tennessee corporation, dated December 17,2015 and recorded December 18, 2015, of record in Instrument No.: 20151218-0127564 and as re-recorded in Instrument No.: 20151229-0130538 and Instrument No.: 20160119-0005182, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to THERESA BORELLA, by Warranty Deed from Regent Homes LLC, in Record Book **Instrument No. 20160701, at Page 0067856,** Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing taxes, easements, restrictions, covenants and other matters as shown of record.

This is property known as **762 WESTCOTT LANE, NOLENSVILLE, TN 37135**, and is an improved property.

Witness my hand this 29 day of September, 2026.

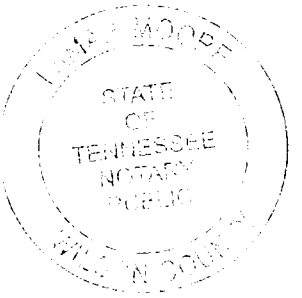
Theresa Borella
THERESA BORELLA, Grantor

STATE OF TENNESSEE
COUNTY OF Wilson

On this day, personally appeared before me, THERESA BORELLA, to me known to be the persons described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes mentioned therein. Witness my hand and official seal hereto affixed on this 29 day of September, 2026.

Notary Public

My Commission Expires: 10/28/28



STATE OF TENNESSEE
COUNTY OF Wilson

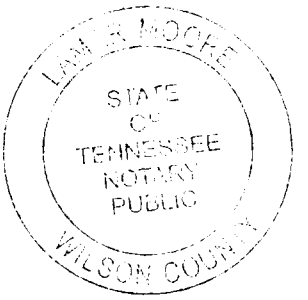
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Taylor Moore
Affiant/Witness

SWORN AND SUBSCRIBED TO BEFORE ME, this 29 day of September, 2026.

Notary Public:

My Commission Expires: 10/28/28



Certificate of Authenticity

I, Lamar Moore, 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 9/29/26.

Date

Affiant Signature

9/29/26

Date

State of TN

County of Wilson

Sworn to and subscribed before me this 29 day of September, 2026.

Taylor Moore

Notary's Signature

My Commission Expires: 8/31/27

Date

Notary's Seal (if on paper)

