THIS INSTRUMENT PREPARED BY:
Martin Heller Potempa & Sheppard
2122 21st Avenue South
Nashville, Tennessee 37212
(615) 800-7096

This Deed was prepared based on information provided by the parties and no independent title examination was prepared.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is: $10.00

JAMES R. MARTIN, AFFIANT

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

NOTARY PUBLIC

My Commission Expires: 01/22/30

MARIA GUILLEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 22, 2030

Karen Johnson Davidson County
Batch # 1482943 DEEDQC
10/09/2026 02:28:39 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20261009-0093227

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
KATHLEEN M. MARTIN, TRUSTEE 921 Jewell Avenue Franklin, TN 37064	New Owner	Map and Parcel No.: 142-06-0C-007.00

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, **James R. Martin, a married man**, ("Grantor") do hereby quitclaim, transfer and convey unto **Kathleen M. Martin, Trustee of the Martin Joint Revocable Trust, created October 7, 2026**, its successors and assigns, all of my right, title and interest in certain real property in the County of Davidson, State of Tennessee, identified below.

This is improved property known as 732 Albar Drive, Nashville, TN 37221, and more particularly described as follows:

Land in Davidson County, Tennessee, a Condominium Apartment in Davidson County, Tennessee, being Unit No. 60A, on the Plan of SECTION FOUR, DORAL COUNTRY VILLA, a Horizontal Property Regime pursuant to the Tennessee Horizontal Property Act, as shown on the plan of record in Plat Book 5050, Page 61, and as established by Master Deed of record in Book 5011, Page

395 and in Book 5157, Page 252, as amended of record in Book 5157, Page 254, Instrument No. 20070504-0053687 and Instrument No. 20070523-0061626, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for complete details of description, together with the said apartment's appurtenant undivided in the general and limited common elements of the condominium.

Being the same property conveyed to James R. Martin, a married man, from Dennis Andrew Lacour, a married man, individually and as Administrator of the Estate of Susan Lacour, deceased, Adam Guy Lacour, a married man, and Alanna Catherine Lacour, an unmarried woman, by Warranty Deed recorded in the Register's Office of said county and state at Instrument No. 20250711-0054911.

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

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This quitclaim deed was prepared based upon information provided by the parties and no independent title examination was prepared in preparation of this deed.

IN WITNESS WHEREOF, Grantor has executed this instrument on this the 7th day of October 2026.

James R. Martin, Grantor

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **James R. Martin**, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 7th day of October 2026.

Notary Public

My Commission Expires: 01/22/30

MARIA GUILLEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 22, 2030