Karen Johnson
Batch # 1483650
10/14/2026 08:29:48 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20261014-0094184

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:	STATE OF TENNESSEE)
MUSIC CITY ESTATE LAW 1650 MURFREESBORO ROAD SUITE 130 FRANKLIN, TN 37067 (615) 628-7775	COUNTY OF WILLIAMSON)
JUSTIN M. GILBERT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON	The actual consideration for this transfer is $0.00. Donna Poag Affiant Subscribed and sworn to before me, this 8th day of October 2026. Justin M Gilbert Notary public My commission Expires: 04/14/2029

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Donna Poag Living Trust 7279 Sugar Loaf Drive Nashville, TN 37211	Donna Poag Living Trust 7279 Sugar Loaf Drive Nashville, TN 37211	181-1-B-53.00

FOR AND IN CONSIDERATION of Zero and 00/100 Dollars ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Donna J. Poag, does hereby quitclaim, transfer and convey unto Donna Poag as Trustee of the Donna Poag Living Trust dated October 8, 2026, all of her right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described to-wit:

Land in Davidson County, Tennessee, being Lot No. 136 on the Plan of Section Two, Addition to Sugar Valley, a RS10 Cluster Lot Subdivision, a Planned Unit Development, of record in Instrument No. 20040622-0073636, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Clyde Poag and Donna J. Poag, husband and wife, from Lei Dong and spouse, Jun Wang, by Warranty Deed dated June 24, 2014, and recorded on July 2, 2014, Instrument No. 20140702-0058172, Register's Office for Davidson County, Tennessee. Clyde Poag and Donna J. Poag, having taken title as husband and wife, thereby creating a tenancy

by the entirety, and Clyde Poag being now deceased, all of his right, title, and interest in and to said property having vested in Donna J. Poag, as surviving tenant by the entirety.

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

Property Address: 7279 Sugar Loaf Drive, Nashville, TN 37211

Witness my hand 8th day of October 2026.

Donna Poag

Donna Poag, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Justin M. Gilbert, Notary Public, Donna Poag, as Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, October 8, 2026.

[Seal]



Justin M. Gilbert

Justin M. Gilbert, Notary Public
My commission expires: 04/14/2029