PREPARED BY (AND RETURN TO):
Christy W. Ivey, Atty
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
Ref: (CWI 2026)
Dav. Co. File: Box 8

Karen Johnson
Batch # 1484192
10/15/2026 02:31:51 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20261015-0094815

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Bradley S. Fabel 247 Windsor Terrace Drive Nashville, TN 37221	Bradley S. Fabel 247 Windsor Terrace Drive Nashville, TN 37221

TAX MAP-PARCEL NUMBERS: 143 01 0B 247.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of good and valuable consideration, the receipt of which is hereby acknowledged, and in order to vest title in the trust beneficiary individually, the undersigned **Austin G. Fabel, Trustee of the Brad Fabel Family Trust dated January 13, 2017,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer, quitclaim and convey, unto **Bradley S. Fabel,** hereinafter called the **Grantee**, Grantee's heirs and assigns, all Grantor's right, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Unit No. 247 on the Plan of Windsor Terrace Condominiums, Phase IV, as shown on exhibit "B" to the Master Deed of record in Book 7150, page 291, and Book 7450, page 948, amended in Book 7436, page 667, re-recorded in Book 7464, page 297, amended in Book 7661, page 40, Book 7729, page 206, Book 7980, page 270, Book 7980, page 717 and in Instrument No.20000811-0079911, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Austin G. Fabel, Trustee of the Brad Fabel Family Trust dated January 13, 2017 by Quitclaim Deed to Trustee from Bradley Scott Fabel, dated January 13, 2017 and recorded on February 3, 2017, of record in Inst. No. 20170203-0011829, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the prior conveyance.

This is improved property known as: 247 Windsor Terrace Drive, Nashville, TN 37221

WITNESS THE EXECUTION HEREOF on October 6, 2026.

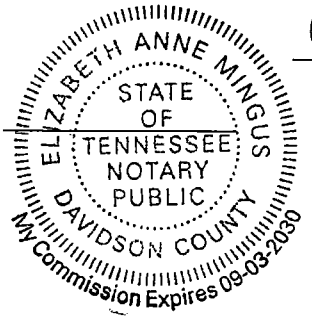
Brad Fabel Family Trust dated January 13, 2017

Austin G. Fabel, Trustee

State of Tennessee
County of Davidson

On October 6th, 2026, before me the undersigned authority, personally appeared **Austin G. Fabel,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $-0-.

Affiant

Sworn and subscribed before me on October 7, 2026.

Notary Public

My Commission Expires: 