THIS INSTRUMENT PREPARED BY:
Homeland Title, LLC
2822 Bransford Ave.
Nashville, TN 37204
(615)599-9959

STATE OF Tennessee
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

SUBSCRIBED AND SWORN to before me, this the 11th day of April, 2023.

Notary Public
My Commission Expires: 11.20.23

S THOMPSON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF ROBERTSON

Karen Johnson Davidson County
Batch# 992994 DEEDQC
04/18/2023 08:35:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230418-0028241

Address New Owner:	Send Tax Bills To:	Map-Parcel No.:
Kelly Owens and William Borkowski and Georgia Borkowski 2068 Edison Park Ln Nashville, TN 37209	New Owner	091-02-4W-048-00

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of no dollars and no cents, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Kelly Owens and William Borkowski, married** ("Grantors"), have bargained and sold, and by these presents does hereby Quitclaim and convey unto **Kelly Owens and William Borkowski, wife and husband, and Georgia Borkowski, unmarried, as Tenants in Common with Right of Survivorship** ("Grantees"), their heirs and assigns, all of their right, title and interest in and to that certain real property in **Davidson County**, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon (the "Premises"), as more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 48, on the Plan of EDISON PARK NASHVILLE, A TOWNHOUSE PLANNED UNIT DEVELOPMENT, a Horizontal Property Regime with Private Elements, filed as Exhibit to and established by Declaration of Covenants, Conditions and Restrictions of record in Instrument 20190508-0043217, amended in Instrument 20190524-0049673 and Instrument 20210618-0082869, Register's Office for Davidson County, Tennessee, reference to which is hereby made or a more complete description.

Being the same property conveyed to Kelly Owens and William Borkowski, wife and husband (erroneously referred to as husband and wife) by Warranty Deed from Toll Southeast LP Company, Inc., of record in Instrument No. 20221028-0117000, Register's Office for Davidson County, Tennessee, dated October 27, 2022 and recorded on October 28, 2022.

All information has been supplied by the parties involved. No title search has been performed and preparer takes no liability as to the accuracy of the information contained herein.

This is improved property known as 2068 Edison Park Lane, Nashville, TN 37209.

IN WITNESS WHEREOF, Grantor(s) have executed this instrument as of the 11th day of April, 2023.

GRANTOR(S):

Kelly Owens

Kelly Owens

William Borkowski

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 11th day of April, 2023, before me personally appeared Kelly Owens and William Borkowski to me this day, and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 11th day of April, 2023

Notary Public

My Commission Expires: 11. 20. 23

(SEAL)

S THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON

CERTIFICATE OF AUTHENTICITY

I, Catherine Franco, do hereby make oath that I am a licensed attorney and/or 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 Apr. 14, 2023.

Affiant
Date: April 17, 2023

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 17th day of April 2023

Notary Public

My Commission Expires: 11.15.25

JESSE TALFORD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY