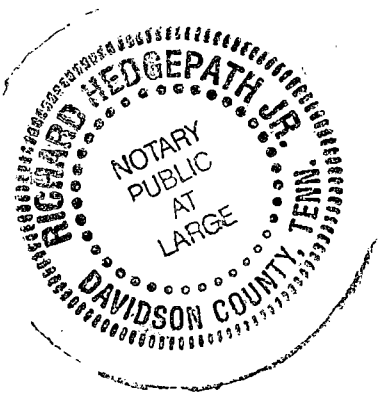
QUITCLAIM DEED



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration for this transfer is $0 None

Subscribed and sworn before me this the 23 day of June 2025.

Robertine James
Affiant

NOTARY PUBLIC
My commission expires: 03-02-2027

THIS INSTRUMENT WAS PREPARED BY: Richard Hedgepath, Attorney at Law, 810 Dominican Dr., Nashville, TN 37228 (615) 268-6575.

NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Iris Brown	Same	058 15 0 139.00
3907 Kings Lane		
Nashville, TN 37218		

FOR AND IN CONSIDERATION of One Dollar ($1.00), and for and in further consideration of love and affection, I, Robertine James, hereinafter referred to as Grantor, by these presents do hereby quitclaim, transfer and convey unto Iris Brown, hereinafter referred to as Grantee, her successors and assigns, all of my right, title, and interest in and to the following described tract of land in Davidson County, Tennessee:

Beginning at a point in the easterly margin of Creekwood North, said point being the common front corners of Lots Nos. 9 and 12; thence Northwardly with said margin of said Street, 95.15 feet to a concrete monument, the beginning of a curve to the right having a radius of 25.0 feet; thence northeastwardly around said curve, 39.27 feet to a concrete monument set in the southerly margin of Kings Lane; thence eastwardly with the southerly margin of Kings Lane, 113 feet to a point, which is the common corner of Lots Nos. 9 and 10; thence southwardly with the line between Lots Nos. 9 and 10, 95.56 feet to a concrete monument, which is set at the common corners of Lots Nos. 9, 10 and 12; thence westwardly with the line between Lots Nos. 9 and 12, 131.49 feet to the easterly margin of Creekwood North, the point of beginning.

Karen Johnson Davidson County
Batch # 1301928 DEEDQC
07/24/2025 02:31:36 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20250724-0058706

Being the same property conveyed to Maurice E. Battle and wife Gladys C. Battle by deed from Malvin Merkson and wife Patsy Ann Merkson of record in Book 5253, Page 981, in the Register's Office for Davidson County, Tennessee.

Source of Title: 20250724-0058705

This conveyance is subject to any and all existing easements, restrictions, and building setback lines of record.

This is improved property known as: **3907 Kings Lane, Nashville, TN 37218.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Witness my hand this 23 day of June 2025, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Robertine James

ROBERTINE JAMES - Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERTINE JAMES, the bargainor, 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 Nashville, Tennessee, this 23 day of June 2025

NOTARY PUBLIC: _____

My commission expires: 03-09-2027

RICHARD HEDGEPATH JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.