AFTER RECORDING RETURN TO:
Townsgate Closing Services, LLC
600 Clubhouse Drive
Suite 410
Moon Township, PA 15108
File No. 268589

This document prepared by:
John Windsor, Esq.
8940 Main Street
Clarence, NY 14031
866-333-3081

Tax ID No.: 119 15 0 012.00

Karen Johnson Davidson County
Batch# 1309601 DEEDQC
08/13/2025 12:41:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20250813-0064512

QUITCLAIM DEED

This is a Quitclaim Deed given for no monetary consideration and pursuant to T.C.A. 67-4-409(a)(1)(D) no transfer tax is due.

THIS DEED made and entered into on this 7 day of August, 2025, by and between **Robert Steven Fudge, an unmarried man, and Natasha Renee Fudge, an unmarried woman, who took title as husband and wife,** residing at 2929 Southlake Drive, Nashville, TN 37211, hereinafter referred to as Grantor(s) and **Natasha Renee Fudge, an unmarried woman,** residing at 2929 Southlake Drive, Nashville, TN 37211, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title, interest and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto, located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Section Two, Southlake of record in Plat Book 2083, Page 84, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Property Address: 2929 Southlake Drive, Nashville, TN 37211

Being the same property conveyed to the Grantor(s) in a Deed recorded on 02/08/2022 under Volume #: 20220208-0014630 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Robert Steven Fudge

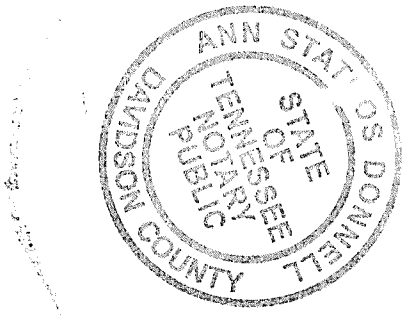
STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Robert Steven Fudge, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville TN, this 7th day of August, 2025.

Notary Public

My Commission expires: 02/03/28



IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Not #2

Natasha Renee Fudge

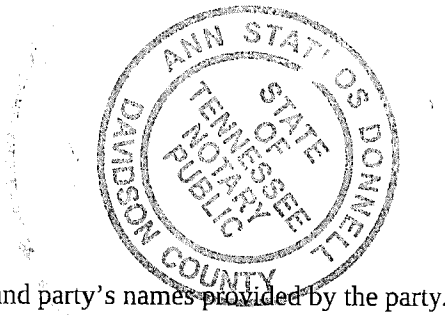
STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Natasha Renee Fudge, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville TN, this 7th day of August, 2025.

Notary Public

My Commission expires: 07/03/28



No title exam performed by the preparer. Legal description and party's names provided by the party.

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Affiant

Print Name: Natasha Renee Fudge

STATE OF TN
COUNTY OF Davidson

Subscribed and sworn to before me this 7 day of August, 2025

Notary Public
My Commission Expires: 07/03/28

Name and address for person(s) responsible for taxes:

Natasha Renee Fudge
2929 Southlake Drive
Nashville, TN 37211

Name and address of property owner:

Natasha Renee Fudge
2929 Southlake Drive
Nashville, TN 37211

ANN STATEOS DONNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, David Delbaux, do hereby make oath that I am a licensed attorney and/or the 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 August 7 2025 (date of document).

Affiant Signature

8/13/2025
Date

State of Pennsylvania

County of Allegheny

Sworn to and subscribed before me this 13th day of August, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 09/15/28

NOTARY'S SEAL

Commonwealth of Pennsylvania - Notary Seal
Shannon Taylor, Notary Public
Allegheny County
My commission expires September 15, 2028
Commission number 1300893
Member, Pennsylvania Association of Notaries