THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **800 Crescent Centre Drive, Suite 140** **Franklin, TN 37067** Karen Johnson Davidson County Batch # 1317757 DEEDQC 09/03/2025 10 11 26 AM 2 pgs Fees $12 00 Taxes $0 00 20250903-0070196	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 2nd day of September 2025. Notary Public My Commission Expires:

HOLLY WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES JANUARY 04, 2027

QUITCLAIM DEED

Address New Owner: Jacob T. Baron and Catherine A. Baron 5944 Woodlands Avenue Nashville, TN 37211	Send Tax Bills To: New Owner	Tax Information 172 03 0A 141 00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Jacob T. Baron and Catherine A. Baron f/k/a Catherine A. Ryngaert, husband and wife,** (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey to **Jacob T. Baron and Catherine A. Baron, husband and wife,** their heirs and assigns, all of their interest in the following land:

Land in Davidson County, Tennessee, being all of Lot Number 113 on the Final Plat, THE WOODLANDS SUBDIVISION, PHASE 4, SECTION 1B, of record in Instrument No. 20070705-0080225, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Jacob T. Baron and Catherine A Ryngaert, by Warranty Deed from Bhuminder Singh and Shruti Sharma, husband and wife, of record in Instrument No. 20241127-0092813, in the Register's Office of Davidson County, Tennessee.

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

IN WITNESS WHEREOF, this instrument effective as of this 26th day of November, 2024.

Catherine A. Baron f/k/a Catherine A. Ryngaert

Jacob T. Baron

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Catherine A. Baron f/k/a Catherine A. Ryngaert and Jacob T. Baron, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 26th day of November, 2024.

Notary Public
My Commission Expires: _____

ABBY BENSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires Nov 22 2025