Karen Johnson Davidson County
Batch# 1318099 DEEDQC
09/04/2025 11:00:30 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20250904-0070669

# QUITCLAIM DEED

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

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

William A. Ryan
Affiant

Subscribed and sworn to before me
This 8th day of December, 2022.

Sarah E Jones
Notary Public

My Commission Expires: 11/05/25

SARAH E. JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

| Address New Owner as: | Tax Bill To: | Map / Parcel |
|---|---|---|
| **Roehrig Estates Homeowners Association, Inc.<br>1101 Donelson Ave, Unit 252<br>Old Hickory, TN 37138** | **New Owner** | **044 07 0A 009.00<br>044 07 0A 010.00** |

**This instrument prepared by: Notestine Law Firm, Attorneys at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205. Prepared from information furnished by the parties hereto without the benefit of a title examination.**

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid, know all persons by these presents, **Robert J. Notestine, III, Executor of The Estate of William B. Roehrig, Jr., Robert J. Notestine, III, Administrator d.b.n. of The Estate of William B. Roehrig III, David Roehrig, Sharon Roehrig Wilson, and Linda Arnold** (hereinafter referred to as "Grantors"), do hereby quitclaim and convey unto **Roehrig Estates Homeowners Association, Inc.,** a Tennessee Nonprofit Corporation (hereinafter referred to as "Grantee"), all of their interest in the following described parcels of real estate located in Davidson County, Tennessee:

**Being Open Spaces A, B, and C on the Final Plat of First Revision of Roehrig Estates Subdivision, of record in Instrument No. 20150921-0095440, in Register's Office of Davidson County, Tennessee.**

**Being part of the same property conveyed to Wm. Bryan Roehrig, III, by Warranty Deed from Elroy Diatikar, June D. Hardy and Rose D. Ransey, of record in Book 7203, Page 767, said Register's Office for Davidson County, Tennessee.**

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

This deed is intended to convey all of the interest in the common elements in the Roehrig Estates Subdivision to the Roehrig Estates Homeowners Association.

IN WITNESS WHEREOF, the Grantors have caused this Quitclaim Deed to be executed this 9th day of December 2022.

**Grantors:**

**The Estate of William B. Roehrig, Jr.**

_____

**By: Robert J. Notestine, III, as Executor**

**The Estate of William B. Roehrig, III**

_____

**By: Robert J. Notestine, III, as Administrator d.b.n.**

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared, **Robert J. Notestine, III, Executor of The Estate of William B. Roehrig, Jr.,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **Executor of The Estate of William B. Roehrig, Jr.**, and as such **Executor,** acknowledged the he is authorized to execute the foregoing instrument on behalf of **The Estate of William B. Roehrig, Jr.,** the within named bargainor, and that he as such **Executor,** executed the foregoing instrument for the purpose therein contained, by signing the name **Robert J. Notestine, as Executor.**

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of December **2022.**

Notary Public

My Commission Expires: 11/03/25

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared, **Robert J. Notestine, III, Administrator d.b.n. of The Estate of William B. Roehrig, III**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **Administrator d.b.n. of The Estate of William B. Roehrig, III**, and as such **Administrator d.b.n.,** acknowledged the he is authorized to execute the foregoing instrument on behalf of **The Estate of William B. Roehrig, III,** the within named bargainor, and that he as such **Administrator d.b.n.,** executed the foregoing instrument for the purpose therein contained, by signing the name **Robert J. Notestine, as Administrator d.b.n..**

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of December **2022.**

Notary Public

My Commission Expires: 11/03/25

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David Roehrig

STATE OF Tennessee
COUNTY OF Robertson }

On this 8th day of December, in the year 2022, before me the undersigned, personally appeared David Roehrig, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that he executed it.

WITNESS my hand and official seal or stamp, this 8th day of Dec, 2022.

Michelle J. Thomas
Notary Public

My Commission Expires: 3/2/25

MICHELLE J. THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

**[This space is intentionally left blank]**

Linda Arnold

**Linda Arnold**

STATE OF Tennessee }
COUNTY OF Davidson }

On this 13th day of ~~December~~ August, in the year 2025, before me the undersigned, personally appeared Linda Arnold, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that she executed it.

WITNESS my hand and official seal or stamp, this 13th day of August, 2025.

Notary Public

My Commission Expires:

ROBERT J. NOTESTINE III
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
January 22, 2029
COUNTY OF DAVIDSON

Sharon Roehrig Wilson

**Sharon Roehrig Wilson**

STATE OF Tennessee }
COUNTY OF Davidson }

On this 18 day of ~~December~~ August, in the year ~~2022~~ 2025 prw, before me the undersigned, personally appeared Sharon Roehrig Wilson, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that she executed it.

WITNESS my hand and official seal or stamp, this 18th day of August, ~~2022~~ 2025 prw

~~Notary Public~~

ROBERT J. NOTESTINE III
TENNESSEE NOTARY PUBLIC
My Comm Exp. January 22, 2029
COUNTY OF DAVIDSON

My Commission Expires: _____

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# Certificate of Authenticity

I, Robert J. Notestine III, 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 12/8/22.

AFFIANT SIGNATURE

9/4/25
Date

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Sworn and subscribed to me on this 4 day of September, 2025.

NOTARY'S SIGNATURE

My Commission Expires: 1.24.29

Notary's Seal:

JOSEPHINE REBECCA CLARK
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY
MY COMMISSION EXPIRES 1-24-2029