Karen Johnson
Batch # 1318159
09/04/2025 11 57 14 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250904-0070747

This instrument prepared by
Lighthouse Title & Escrow, LLC
301 S. Perimeter Park Drive
Ste 125
Nashville, Tn 37211

ADDRESS NEW OWNER AS:
Armia's Development Group, LLC

1932 Almaville Road
Smyrna, TN 37167

SEND TAX BILLS TO:

SAME AS ADDRESSEE

This Deed is being prepared by information furnished by the parties and without the benefit of a title search. The preparer assumes no liability for the status of title

Map & Parcel: 071081L001.00 and 071081L002.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I/we,

Armia Joseph, a married man

, have this day bargained and do hereby transfer Quit Claim and convey all my right, title and interest to

Armia's Development Group, LLC

, the Grantees herein, their heirs and assigns, the following described tract and/or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Units A and B on the Plan of 310 Prince Avenue Homes, a Planned Unit Development, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restrictions of record in Instrument No 20240109-0001783, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of said property

Being the same property conveyed to Armia Joseph by deed from Wardell Vance, of record in Instrument No 20231107-0086968 in the Register's Office for Davidson County, Tennessee

This property not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T. C. A. 26-2-307 or other similar statute.

WITNESS OUR HANDS this 2 day of Sept, 2025.

Armia Joseph

STATE OF TN
COUNTY OF Davidson

Before me, Jonathon Triston Jacobs a Notary Public in and for said County and State, personally appeared **Armia Joseph,** with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument as their free act and deed for the purposes therein contained.

Witness my hand and official seal this 2 day of Sept, 2025.

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

My commission expires: 8-23-26

STATE of TENNESSEE
COUNTY of Davidson

The actual consideration for this transfer is $-0-.

Affiant

Sworn to and subscribed to before me this 2 day of Sept, 2025.

My commission expires: 8-23-26

Notary Public

JONATHON TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD