RECORDING INFO	STATE OF TENNESSEE) COUNTY OF ROBERTSON)
Karen Johnson Davidson County Batch# 1336044 DEEDQC 10/20/2025 01:18:30 PM 4 pgs Fees: $22.00 Taxes: $0.00 20251020-0083409	The actual consideration for this transfer is $0.00. Virginia Gail Swann Affiant Sworn to and subscribed before me this 20th day of October, 2025. Patti Robitaille Notary Public My Commission Expires:
PREPARED BY AND RETURN TO: Valerie Webb & Associates, PLLC 3037 Highway 31W P.O. Box 887 White House, TN 37188	

PATTI ROBITAILLE STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY My Commission Expires 03-03-2027

DISCLAIMER: This instrument was prepared without the benefit of a title search and/or title examination, and the preparer assumes no responsibility for (i) the accuracy of the information contained herein or provided by the parties hereto or (ii) for any consequences or effects of this conveyance, including but not limited to the triggering of any "due-on-sale" clause or the violation of any covenant or obligation of any party hereto. The preparer has not offered or provided any tax advice, including, but not limited to, income or gift tax advice, to any party hereto regarding this conveyance, and the preparer has not filed and will not file any tax returns regarding the same. The preparer has not conducted a closing or settlement in relation to this conveyance, nor has the preparer held or disbursed any earnest money, purchase funds, or other consideration in relation to the same.

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
Virginia Gail Swann 70 Rolling Meadows Dr Goodlettsville, TN 37072	New Owner(s)	033-04-0A-070.00

THIS QUITCLAIM DEED is made and effective as of the 20th day of October, 2025 (the "***Effective Date***"), by and between:

CHRISTIE N SWANN RING, a married person, and DANA G SWANN ANDERSON, a married person, (individually and/or collectively, as appropriate, "***Grantor***");

and

VIRGINIA GAIL SWANN, a single woman ("***Grantee***").

Grantor, for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration in hand paid, conveys and quitclaims to Grantee all of Grantor's interest in the following described real estate, situated in the County of Davidson, State of Tennessee (the "***Property***"):

> Land in Davidson County, Tennessee, being Unit No. 70 as shown on Plat of Rolling Meadows, Phase I, Section IX, of record in Book 6250, Page 173, and Plan of record in Book 7900, Page 965, Register's Office for Davidson County, Tennessee, to which reference is here made for a more particular description, together with an undivided membership in Rolling Meadows Townhomes Association, all as described in Book 6593, Page 194, as amended in Book 8049, Page 7111, and as amended in Book 9675, Page 386, said Register's Office.
>
> Being the same property conveyed to Christie N. Swann Ring, a married person, and Dana G. Swann Anderson, a married person, by Quitclaim Deed from Virginia Gail Swann, dated June 22, 2021, recorded on June 29, 2021, in Instrument No. 20210629-0088142, Register's Office for Davidson County, Tennessee.

This property is not the marital homestead of the Grantors.

This is improved property commonly known as 70 Rolling Meadows Drive, Goodlettsville, TN 37072.

This conveyance is being made subject to (i) any applicable taxes; (ii) any applicable zoning and setback requirements; (iii) any applicable general utility, sewer, and drainage easements; (iv) any applicable subdivision and/or condominium declarations, covenants, restrictions, and easements; (iv) all matters of record; and (v) any other matters which may affect the Property, whether or not of record.

[Remainder intentionally left blank; signature page to follow]

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed or has caused the same to be executed as of the Effective Date.

GRANTOR:

Christie N. Swann Ring

Christie N Swann Ring

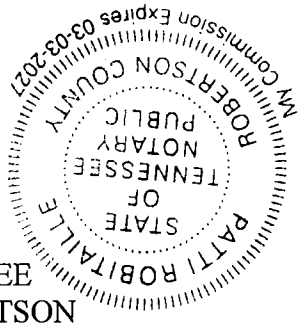
Dana G. Swann Anderson

Dana G Swann Anderson

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned Notary Public for the aforesaid State and County, CHRISTIE N SWANN RING, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of October, 2025.



Patti Robitaille

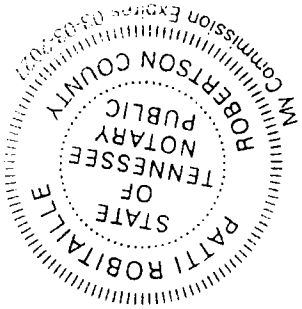
Notary Public

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned Notary Public for the aforesaid State and County, DANA G SWANN ANDERSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of October, 2025.



Patti Robitaille

Notary Public

My Commission Expires: _____

TRUE COPY CERTIFICATION

I, Patti Robitaille, 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 the 20th day of October 2025.

Patti Robitaille

Affiant Signature

Date: 10/20/2025

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Sworn to and subscribed before me this 20th day of October 2025.

Notary Public

My Commission Expires: 07/29/2028

LISA G. HODGES
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY