Karen Johnson Davidson County
Batch# 1338771 DEEDQC
10/27/2025 01:34:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251027-0085299

THIS INSTRUMENT PREPARED BY: Mudter, Patterson & Cox PLLC 3811 Bedford Avenue Suite 205 Nashville, Tennessee 37215 First Title & Escrow Co., Inc. FTEC File No. 38924-10-2025	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $0.00 Affiant Subscribed and sworn to before me, this 27 day of October, 2025. Notary Public My Commission Expires:

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JULY 2, 2029

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Emily Anne Robbins 110 Colony Court Nashville, TN 37204	Old National Bank PO Box 918 Evansville, IN 47706	Map and Parcel No.: 131080C00500CO

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Rachel Claire Robbins, a single woman ("Grantor") does hereby quitclaim, transfer and convey unto Emily Anne Robbins, a single woman ("Grantee"), her heirs and assigns, all of Grantor's right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit E, together with an undivided one-eighth (1/8th) interest in the common elements of Colony Court Condominium, a Horizontal Property Regime Established by Master Deed, of record in Plat Book 6379, Page 242, in the Register's Office for Davidson County, Tennessee, said unit being depicted on the condominium site plan attached as Exhibit "D" to the aforementioned Master Deed being located upon Lot No. 3 on the Plan of Colony Court of record in Plat Book 6250, Page 116, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Emily Anne Robbins, a single woman, and Rachel Claire Robbins, a single woman, as tenants in common, by deed dated October 31, 2022 from Emma V. Harwell and Katherine M. Harwell, Trustees of The Mary Anne Harwell Spousal Residence Trust, of record in Instrument No. 20221101-0117709, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 110 Colony Court, Nashville, TN, 37204.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of October, 2025.

GRANTOR:

Rachel Claire Robbins

Rachel Claire Robbins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Rachel Claire Robbins, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of October, 2025.

ABBY MUDTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPT 5, 2028

Abby Mudter

Notary Public
My Commission Expires:

Tennessee Certification of Electronic Document

I, George E. Mudter, Jr., 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 10/27/2025 (date of document).

Affiant Signature

Date: 10/27/2025

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Sworn and subscribed before me this 27 day of October, 20 25.

Notary Public

My Commission Expires:

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 8, 2025