AFTER RECORDING RETURN TO:
Alliance First Title
1000 Germantown Pike
J-1
Plymouth Meeting, PA 19462
File No. AFT-R25TN168155

Karen Johnson Davidson County
Batch# 1339291 DEEDQC
10/29/2025 10:27:30 AM 5 pgs
Fees: $42.00 Taxes: $0.00
20251029-0086034

This document prepared by:
John Windsor, Esq.
8940 Main Street
Clarence, NY 14031
866-333-3081

Tax ID No.: 050-15-0-022

QUITCLAIM DEED

This is a Quitclaim Deed given for no monetary consideration and pursuant to T.C.A. 67-4-409(a)(1)(D) no transfer tax is due.

THIS DEED made and entered into on this 22ND day of OCTOBER, 2025, by and between **Delores Johns, unmarried,** residing at 3302 Doverside Drive, Nashville, TN 37207, hereinafter referred to as Grantor(s) and **Delores Johns, unmarried, and Joyce E. Johns, unmarried, and Tari E. Pearson, unmarried, all as joint tenants with right of survivorship,** residing at 3302 Doverside Drive, Nashville, TN 37207, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title, interest and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto, located in Davidson County, Tennessee:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Property Address: 3302 Doverside Drive, Nashville, TN 37207

Being the same property conveyed to the Grantor(s) in a Deed recorded on 9/02/2021 under Instrument No. 20210902-0118603 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Delores D Johns

Delores Johns

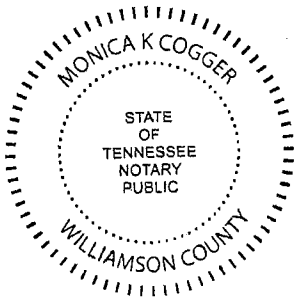
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Delores Johns, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in NASHVILLE, TENNESSEE, this 22ND day of OCTOBER, 2025.

Notary Public

My Commission expires: 01-21-2026



No title exam performed by the preparer. Legal description and party's names provided by the party.

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Delores D Johns
Affiant

Print Name: Delores D Johns

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed and sworn to before me this 22ND day of OCTOBER, 2025.

Notary Public
My Commission Expires: 01-21-2026

MONICA K COGGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Name and address for person(s) responsible for taxes:

Delores Johns, Joyce E. Johns and Tari E. Pearson
3302 Doverside Drive
Nashville, TN 37207

Name and address of property owner:

Delores Johns, Joyce E. Johns and Tari E. Pearson
3302 Doverside Drive
Nashville, TN 37207

Tennessee Certification of Electronic Document

I, MONICA K. COGGER, 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 OCTOBER 22ND, 2025 (date of document).

Affiant Signature

10-22-25
Date

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed and sworn to before me this 22ND day of OCTOBER, 2025.

Notary Public
My Commission Expires: 01-21-2026

MONICA K COGGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

EXHIBIT A
LEGAL DESCRIPTION

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 572 on the plan of Parkwood Estates, Section 4, of record in Book 3300, Page 80, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 572 fronts 103.0 feet on the Southerly margin of Doverside Drive and runs back between lines, 150 feet on the Easterly line and 150 feet on the Westerly line to a dead line on which measures 114.98 feet.

Parcel ID: 050-15-0-022

Property commonly known as: 3302 Doverside Drive, Nashville, TN 37207