QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Terrin Allison Alexander
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF November, 2025.

Notary Public

MY COMMISSION EXPIRES: 9-7-2026

(AFFIX SEAL)

BARBARA A. MCGINTY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Karen Johnson Davidson County
Batch# 1341670 DEEDQC
11/03/2025 02:17:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251103-0087476

THIS INSTRUMENT WAS PREPARED BY
Music City Title & Escrow, Inc.
4301 Hillsboro Pike, Suite 110
Nashville, TN 37215

THIS DEED WAS PREPARED WITH INFORMATION PROVIDED BY THE PARTIES AND NOT BY TITLE SEARCH

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Byron Laclair Alexander	Same	**MAP & PARCEL** 161 14 0B 123.00
123 Highland Villa Drive Nashville, TN 37211	Same	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I/WE, TERRIN ALLISON ALEXANDER**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO **BYRON LACLAIR ALEXANDER**, HEREINAFTER CALLED GRANTEE, my/our ownership interest in A CERTAIN TRACT OR PARCEL OF LAND IN Davidson, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT TO GRANTEE, HIS SUCCESSORS AND ASSIGNS:

Being Unit 123, together with the appurtenant interest in the common elements of Highland Villa Condominiums, a horizontal property regime as established under Master Deed of record in Book 7278, Page 312, amended in Book 7347, Page 717, Book 7352, Page 630, Book 7467, Page 850, Book 7470, Page 153, Book 7600, Page 361, Book 8173, Page 84, Book 8199, Page 149, Book 8765, Page 610, Book 10871, Page 232 and Instrument No. 20220718-00819221 and Amendment to the Bylaws recorded in Book 8090, Page 537, Book 8131, Page 95, Book 8659, Page 595, Book 9730, Page 265, Book 9730, Page 268, Book 9730, Page 271 and Instrument No. 20021118-0142476 and Resolution recorded in Instrument No. 20081210-0119221 in the Register's Office, Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particular description of said Unit; said unit being depicted on the Condominium Sit Plan attached as Exhibit "B" to the aforementioned Master Deed.

Being the same property conveyed to Kenneth T. Phillips and Ashley R. Phillips, Trustees, or their successors in interest, of the Phillips Revocable Living Trust dated June 26, 2020, and any amendments thereto, by Quitclaim Deed from Ashley Rose Phillips and Kenneth Thomas Phillips, wife and husband, of record in Instrument No. 20201204-0141339, in the Register's Office of Davidson County, Tennessee, dated November 18, 2020 and recorded on December 04, 2020.

Being the same property conveyed to Byron Laclair Alexander and Terrin Allison Alexander, by Warranty Deed from Kenneth T. Phillips and Ashley R. Phillips, Trustees, or their successors in interest, of the Phillips Revocable Living Trust dated June 26, 2020, and any amendments thereto, of record in Instrument No. 20231227-0099479, in the Register's Office of Davidson County, Tennessee, dated December 13, 2023 and recorded on December 27, 2023.

Witness my/our hand(s) this 3RD day of November, 2025.

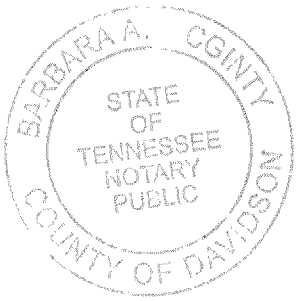
GRANTOR:

Terrin Allison Alexander
TERRIN ALLISON ALEXANDER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 3RD day of November, 2025, before me personally appeared Terrin Allison Alexander, to me known (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing instrument for the purposes therein contained.

Notary Public
My Commission Expires: 9-7-2026



Certificate of Authenticity

I, Barbara McGinty, 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 November 3, 2025 (date of document).

Affiant Signature

Date 11-3-2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 3RD day of November, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 2/27/2029

ASHLEY S. RUDY
STATE OF TENNESSEE NOTARY PUBLIC
Exp. 2/27/2029
COUNTY OF SUMNER