Prepared By:
Centennial Title Company, Inc.
30 Burton Hills Blvd, #165
Nashville, TN 37215

39-B

Karen Johnson
Batch # 1345679
11/13/2025 10 52 05 AM
Fees $12 00 Taxes $0 00
20251113-0090450

Davidson County
DEEDQC
2 pgs

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT THE BENEFIT OF A TITLE SEARCH OR TITLE INSURNACE.

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Anna V. Kovalkova** do hereby quitclaim unto **Anna V. Kovalkova and Timur V. Borousov, wife and husband,** hereinafter called the **Grantee**, Grantee's heirs and assigns, Grantor's interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit**:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Village of Cherry Glen, Phase 3, a Planned Unit Development, as of record in Plat Book 9700, page 451, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Anna V. Kovalkova, unmarried by deed from Kimberly M. Dayani, unmarried dated April 25, 2002, of record as Instrument No. 20020506-0055437, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and property taxes for the current year.

This is improved property, known as: 432 Cumberland Place Nashville, TN 37215.

WITNESS THE EXECUTION HEREOF this 12 day of November, 2025.

A. Kovalkova

Anna V. Kovalkova

State of Tennessee)
County of Davidson)

On this 12th day of November, 2025 of before me the undersigned, a Notary Public in and for said County and State, personally appeared before me **Anna V. Kovalkova** the within named the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public
My Commission Expires: 3/3/26

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is great, for this transfer is: **$0.00**.

Affiant

Sworn and subscribed before me on this the 12th day of November, 2025.

Notary Public
My Commission Expires: 3/3/26

ANGELA Y. POSTON-WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

New Owner:	**Responsible For Tax Payment:**	**Tax Map-Parcel #:**
Anna V. Kovalkova and Timur V. Borousov 432 Cumberland Place Nashville, TN 37215	New Owner	131-06-0H-60.00 CO