This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 1347553 DEEDQC
11/18/2025 11:02:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20251118-0091740

State of TN
County of DAVIDSON

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant/Signature

Subscribed and sworn to before me on this the 11 day of NOV, 2025

Notary Public

My Commission expires 9/25/26

ED HUNSBERGER
TENNESSEE
NOTARY
PUBLIC
COUNTY OF RUTHERFORD

NAME AND ADDRESS OF PROPERTY OWNER:
Dolly Azizi-Ainsworth & Robert Joseph Ainsworth
2556 Treetop Drive,
Antioch, TN 37013

SEND TAX BILLS TO:
Dolly Azizi-Ainsworth & Robert Joseph Ainsworth
2556 Treetop Drive,
Antioch, TN 37013

MAP AND PARCEL NUMBER: 14906009800

QUITCLAIM DEED
25NT01502

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Robert J. Ainsworth and wife, Dolly Azizi

By these presents do remise, release and **QUITCLAIM** unto

Robert J. Ainsworth and wife, Dolly Azizi-Ainsworth

Hereinafter called the GRANTEES, their heirs and assigns, all of my 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. 6 on the Plan of Oakwood Subdivision Phase Five of record in Book 7900, page 400, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Robert J. Ainsworth and wife, Dolly Azizi from Dolly Azizi, by Quitclaim Deed dated 07/03/2003 and recorded 07/10/2003 in Instrument No. 20030710-0095838, Register's Office of said County.

Being the same property conveyed to Dolly Azizi, by Quitclaim Deed from Habib Azizi, Reza Azizi and wife, Mahin Bagheri, dated September 8, 1998 and recorded September 17, 1998 in Book 11116, page 205, Register's Office for Davidson County, Tennessee. The said Dolly Azizi is also known as Dolly Azizi-Ainsworth.

Being the same property conveyed to Habib Azizi and wife, Dolly Azizi and Reza Azizi and wife, Mahin Bagheri from Douglas W. Davis and wife, Donna J. Davis, by Warranty Deed dated 05/28/1998 and recorded 06/08/1998 in Book 10967, page 2, Register's Office of said County. Final Decree of Divorce in the Circuit Court for Davidson County, Tennessee and styled Dolly Anne Azizi v. Habib Essee Azizi, Docket No.: 98D-1721.

This is an improved property commonly known as: 2556 Treetop Drive, Antioch, TN 37013

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

Witness our hands this 11 day of November, 2023.

Dolly Azizi nka Dolly Azizi-Ainsworth

Dolly Azizi nka Dolly Azizi-Ainsworth

State of TN)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Dolly Azizi nka ~~Dolly~~ Azizi-Ainsworth,** the within named bargainer, with whom I am personally acquainted (or ~~proved~~ to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11 day of November, 2023.

Notary Public

My Commission expires: 7/3/28.

PATRICK J. MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Robert J. Ainsworth

State of TN)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Robert J. Ainsworth,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11 day of November, 2023.

Notary Public

My Commission expires: 7/3/28.

PATRICK J. MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Shawn Stevens 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 11/11/25 (date of document).

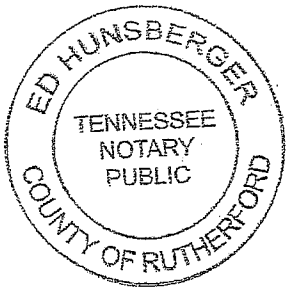
Affiant Signature

11/17/25
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 17 of NOV, 25.

(SEAL)



Notary's Signature
My Commission Expires: 1/25/26