Karen Johnson
Batch # 1351847
12/01/2025 11 38 41 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20251201-0095007

This Instrument Prepared By & Return To

Tim W. Smith, Attorney at Law
P.O. Box 333012
Murfreesboro, Tennessee 37133

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that of the State of Tennessee, ROBERT LEO LAMBERT, JR for and in consideration of the sum of Ten Dollars, does hereby bargain, sell, release, remise, quit claim and convey unto JILL SUZANNE LAMBERT all his right, title and interest in and to the following described real estate, situated and being in Antioch, Tennessee, to-wit.

LAND in Davidson County, Tennessee, being Lot No. 3 on the Plan of Percy Priest Meadows, Section 1, of record in Book 4675, page 110, Register's Office for Davidson County, Tennessee , to which plan reference is hereby made for a complete description thereof

BEING the same property conveyed to ROBERT LEO LAMBERT, JR and JILL SUZANNE LAMBERT, husband and wife, as joint tenants with rights of survivorship by Jill S Cooper and Barbara J. Cooper, of record in ~~Book~~ _____, ~~page~~ _____, Register's Office for Davidson County, Tennessee Instrument No. 2007-123101491 68

Being also known as 2952 3 Cherry Hills Drive, Antioch, TN 37013.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record, (2) any and all applicable governmental and/or zoning regulations, (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein

The foregoing legal description is the same as contained in the resource of title shown above This is improved property known as: 2952 3 Cherry Hills Drive, Antioch, TN 37013

IN TESTIMONY WHEREOF I have hereunto set my hand this 26th day of September, 2025.

ROBERT LEO LAMBERT, JR

STATE OF TENNESSEE
COUNTY OF Davidson

BEFORE ME, the undersigned Notary Public in and for the County and State aforesaid, personally appeared ROBERT LEO LAMBERT, JR with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to be the person within named and that he executed the foregoing instrument for the purpose therein contained

WITNESS my hand and seal, this 26th day of September, 2025

Notary Public

My Commission Expires. 12/16/28

TIM W. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 12-16-2028

Property Owner: JILL SUZANNE LAMBERT
Property Known As: 2953 Cherry Hills Drive, Antioch, TN 37013
Map and Parcel No 150-6-25
Mail Tax Notice To: JILL SUZANNE LAMBERT, 2953 Cherry Hills Drive, Antioch, TN 37013

THIS INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE SEARCH OR SURVEY. TRANSFER MADE PURSUANT TO MARITAL DISSOLUTION AGREEMENT. THIS TRANSFER CONSTITUTES A NON-TAXABLE EXCHANGE PURSUANT TO TENNESSEE CODE ANNOTATED 67-4-409(3)(E).

I, or we, hereby swear or affirm that to the best of Affiant's knowledge, information, and belief, the actual consideration for this transfer is $-10-

Affiant

Subscribed and sworn to before me this 26th day of September 2025

Notary Public

My Commission Expires 12/16/28

TIM W. SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 12-16-2028