PREPARED BY:
Samuel Skare
620 Watson Branch Dr
Franklin, TN 37064

RETURN DEED AND MAIL TAX STATEMENTS TO:
Samuel Skare
620 Watson Branch Dr
Franklin, TN 37064

PARCEL ID NUMBER: 134-09-0-059.00

Karen Johnson Davidson County
Batch # 1358723 DEEDQC
12/16/2025 01:27:03 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251216-0100022

QUITCLAIM DEED

(Pursuant to Tenn. Code § 66-5-103(2))

THIS QUITCLAIM DEED, dated December 10 2025, is made by and between the Grantors, Aili Skare and Samuel Skare, wife and husband, residing at 620 Watson Branch Dr, Franklin, Tennessee, 37064 AND the Grantee, Cornerstone Homes LLC. a Tennessee Limited Liability Company, of 620 Watson Branch Dr, Franklin, Tennessee, 37064.

WITNESSETH, that we, the Grantors, for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration paid to us by the Grantee, the receipt of which we hereby acknowledge, do remise, release, and forever quitclaim to the Grantee all of Grantors' right, title, interest, and claim in or to the following described property.

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

Being Lot No. 35 on the Plan of Phase One, Woodland Hills, as shown by plat of record in Plat Book 6900, Pages 666 through 669, inclusive of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Aili Bundy and Samuel Skare by deed from Joshua A. Mitchell and Michelle Mitchell, husband and wife, dated June 20, 2023 and recorded on June 28, 2023 in Instrument No. 20230628-0049116 of the Davidson County, Tennessee Register of Deed's Office.

Aili Bundy and Samuel Skare subsequently married. Aili Bundy is now known as Aili Skare. Aili Bundy and Aili Skare are one and the same person.

Commonly known as: 4045 Scotwood Dr, Nashville, Tennessee, 37211
Parcel identification number: 134-09-0-059.00

TOGETHER with all and singular the rights and appurtenances thereto in any wise belonging.

~~TO HAVE AND TO HOLD the described property unto the Grantee, and the heirs, successors, and assigns of Grantee, so that neither Grantors nor Grantors' heirs, administrators, executors, successors, or assigns will have, claim, or demand any right or title to said property or any part thereof.~~ SS

IN WITNESS WHEREOF, we have duly executed this Deed on the 10th day of December, 2025.

Aili Bundy Skare

Samuel Skare

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Aili Bundy Skare and Samuel Skare, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 10th day of December, 2025.

Notary Public
My commission expires:
03/09/27

D. Hardwick
STATE OF TENNESSEE NOTARY PUBLIC
County of Sumner

STATE OF TENNESSEE
COUNTY OF Williamson

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

Affiant

Subscribed and sworn to before me, this the 10th day of December, 2025.

Notary Public

My Commission expires!
03/09/2027

