This Instrument Prepared By and Return To:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mount Juliet, TN 37122

Karen Johnson Davidson County
Batch# 1359351 DEEDQC
12/18/2025 12:01:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20251218-0100609

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
Jack N. Kinle III
207 Rayon Drive
Old Hickory, TN 37138

SEND TAX BILLS TO:
Capital Funding 1, LLC
14555 N Scottsdale Road, Ste 200
Scottsdale, AZ 85254

MAP/PARCEL NO:
044 09 0 025.00

STATE OF TENNESSEE)
COUNTY OF WILSON)
The actual consideration is $0.00
Subscribed and sworn before me, this 16th day of December, 2025

AFFIANT

NOTARY PUBLIC

4-28-2028
MY COMMISSION EXPIRES

In consideration of $10.00, and other good and valuable consideration and the receipt thereof which is hereby acknowledged, **Jack N. Kinle, III and Abigale Malone, as tenants in common with right of survivorship ("Grantors")**, his/her/their successors and assigns does hereby convey and quitclaim all of his/her/their rights, title and interest to **Jack N. Kinle, III, an unmarried man ("Grantee")**, a certain tract or parcel of land, situated in Wilson County, Tennessee, hereinafter described as follows to wit:

A certain tract or parcel of land located in the 2nd Civil District of Wilson County, Tennessee and being more particularly described as follows;

Land in Davidson County, Tennessee, being Lot No. 241, as shown on the Map of Subdivision of the Rayon City Development Company, of record in Plat Book 843, Page 13 (erroneously referred as Page 17 on prior deed), Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Jack N. Kinle, III, and Abigail Malone, as tenants in common with right of survivorship by Quitclaim Deed from Jack N. Kinle, III, dated 10/11/2024, of record in Instrument No. 20241018-0080886, Register's Office for Davidson County, Tennessee.

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

unimproved ☐

This is improved ☒ 207 Rayon Drive, Old Hickory, TN 37138

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

THIS CONVEYANCE is made subject to any and all encumbrances, restrictions, easements, right-of-way, roadways, zoning and other matters that may affect the property. Grantor makes no warranties as to the state of the title to the property but aquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

IN WITNESS WHEREOF, the GRANTOR(S) has hereunder set his hand(s) this 16th day of December, 2025.

Jack N. Kinle, III

Abigail Malone

State of TENNESSEE
County of WILSON

Before me, the undersigned Notary in and for said County and State, personally appeared the within named **Jack N. Kinle, III, and Abigail Malone,** whom I am personally acquainted, or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who upon his oath acknowledged that he/she executed the foregoing instrument for the purpose herein contained, as his free act and deed.

Witness my hand and official seal this the 16th day of December, 2025.

Notary Public

4/22/2028

My Commission Expires

KIM ROGERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

CERTIFICATE OF AUTHENTICITY

I, Lissa Groom do hereby make oath that I am a licensed attorney and/or 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 December 16,2025.

Lissa Groom
Affiant
Date: December 16, 2025

STATE OF TENNESSEE
COUNTY OF Wilson

Sworn to and subscribed before me this 16 day of December, 2025

Kim Rogers
Notary Public

My Commission Expires: 4/22/2028

KIM ROGERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

CERTIFICATE OF AUTHENTICITY

I, Lissa Groom do hereby make oath that I am a licensed attorney and/or 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 December 16,2025.

Lissa Groom
Affiant
Date: December 16, 2025

STATE OF TENNESSEE
COUNTY OF Wilson

Sworn to and subscribed before me this 16 day of December, 2025

Kim Rogers
Notary Public

My Commission Expires: 4/22/2028

KIM ROGERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON