Karen Johnson
Batch # 1362169
12/29/2025 03:06:55 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20251229-0103060

THIS INSTRUMENT PREPARED BY: **Martin Heller Potempa & Sheppard** 2122 21st Avenue South Nashville, Tennessee 37212 (615) 800-7096 This Deed was prepared based on information provided by the parties and no independent title examination was prepared.	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $10.00 JOSEPH DREW, AFFIANT Subscribed and sworn to before me, this 18 day of DECEMBER 2025 NOTARY PUBLIC My Commission Expires: 01-04-27

JESSICA ANN CLEGG
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 4, 2027

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
JOSEPH DREW and KRISTEN R. CLAIBORNE 927-A West Avenue Nashville, TN 37206	New Owner	Map and Parcel No.: 072-13-0U-001.00-CO

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, Joseph Drew, ("Grantor") do hereby quitclaim, transfer and convey unto Joseph Drew and Kristen R. Claiborne, husband and wife, as tenants by the entirety, their successors and assigns, all of my right, title and interest in certain real property in the County of Davidson, State of Tennessee, identified and more particularly described below.

This is improved property known as 927-A West Avenue, Nashville, Tennessee 37206, and more particularly described as follows:

Certain real property situated in Davidson County, Tennessee, and described as follows, to-wit:

Being Unit A of the Homes at 927 West Avenue, a Horizontal Property Regime with Private Elements, established pursuant to the provisions of the Tennessee Horizontal Property Act: as

set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and covenants, restrictions, options, burdens, assessments and other undertakings contained in the Declaration of Covenants, Conditions and Restrictions for the Homes at 927 West Ave., and By Laws appended thereto, establishing a Horizontal Property Regime of The Homes at 927 West Ave, of record in Instrument 20160817-0085699, said Register's Office.

Being the same property conveyed to Joseph Drew, a single man, from Caley Elena Stothers and Cody Lee Austin Stothers, wife and husband, by Warranty Deed recorded in the Register's Office of said county and state at Instrument No. 20220502-0050834.

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

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This quitclaim deed was prepared based upon information provided by the parties and no independent title examination was prepared in preparation of this deed.

IN WITNESS WHEREOF, Grantor has executed this instrument on this the 18 day of DECEMBER 2025.

Joseph Drew, Grantor

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Joseph Drew**, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 18 day of DECEMBER 2025.

Notary Public

My Commission Expires: 01-04-27

JESSICA ANN CLEGG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 4, 2027