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# 1363121 DEEDQC
12/30/2025 03:09:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20251230-0103864

State of Tennessee }
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 9th day of Dec., 2025.

Notary Public

My Commission expires 11 / 8 / 2028

SHAWN STEVENS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

NAME AND ADDRESS OF PROPERTY OWNER:
Festo B. Crispo, Diko P. Cornelius & Welborn Bonyo
528 Highcrest Drive,
Nashville, TN 37211

SEND TAX BILLS TO:
Festo B. Crispo, Diko P. Cornelius & Welborn Bonyo
528 Highcrest Drive,
Nashville, TN 37211

MAP AND PARCEL NUMBER: 147150Q00200CO

QUITCLAIM DEED
25NT01457

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,

Festo B. Crispo and Diko P. Cornelius

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

Festo B. Crispo, Diko P. Cornelius & Welborn Bonyo, as tenants in common with rights of survivorship

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 Unit 528B, as shown in Declaration of Protective Covenants, Conditions and Restrictions for Highcrest Cottages, a Planned Unit Development (Horizontal Property Regime with Private Elements) of record in Instrument No. 20241202-0093522, Register's Office for Davidson County.

Being part of the same property conveyed to Festo B. Crispo and Diko P. Cornelius from Michael A. Slayden, unmarried, by Warranty Deed dated 05/09/2002 and recorded 05/15/2002 in Instrument No. 20020515-0059655, Register's Office of said County.

This is an unimproved property commonly known as: 530 Highcrest Drive, Nashville, TN 37211-5355

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 9th day of Dec, 2025.

X Festo Crispo
Festo B. Crispo

State of Tennessee)
County of Davidson)
Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Festo B. Crispo,** 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 9th day of December, 2025.

Notary Public

CAROL B CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 12/27/2027

My Commission expires: 12/27/2027.

X Diko P. Cornelius
Diko P. Cornelius

State of TN)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Diko P. Cornelius,** 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 9th day of December, 2025.

Notary Public

My Commission expires: 12/27/2027.



Welborn Bonyo

State of TN)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Welborn Bonyo,** 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 9th day of December, 2025.

Notary Public

My Commission expires: 12/27/2027.



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 12-9-2025 (date of document).

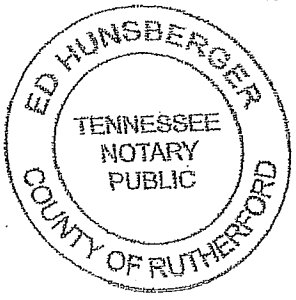
Affiant Signature

12-29-2025
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 29th of Dec 2025.

(SEAL)



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