Karen Johnson
Batch # 1364923
01/05/2026 08:56:52 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260105-0000065

PREPARED BY:
Roland T. Hairston & Associates
615 Main Street, Suite 106
Nashville, Tennessee 37206
Phone: (615) 428-7345

STATE OF Tennessee)
)
COUNTY OF Montgomery)

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

Avery Ware

MICHELLE MARIE CONTRERAS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

SWORN AND SUBSCRIBED before me this 10 day of December, 2025.

Notary Public

My commission expires: 3/15/2028

QUITCLAIM DEED

New Owner's Address	Send Tax Bills To:	Map-Parcel Nos.
Jamie Lenee' Ware 3508 Cumberland Cove Dr., Nashville, TN 37207	**Jamie Lenee' Ware** 3508 Cumberland Cove Dr., Nashville, TN 37207	059 15 0A 185.00

THIS QUITCLAIM DEED made this 10th day of December, 2025 by **Avery Ware** (later called "Grantor"), whose mailing address is 3729 Westport Drive, Nashville, TN 37218 to **Jamie Lenee' Ware** (later called "Grantee"), whose mailing address is 3508 Cumberland Cove Dr. Nashville, TN 37207.

WITNESSETH: That for good and valuable consideration, in accordance with the conditions of the *Final Decree of Divorce* entered by the Third Circuit Court of Davidson County, Tennessee on November 25, 2025, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned Grantor does hereby release and quitclaims unto the Grantee, their heirs and assigns forever, all right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel of land, situated, lying and being in the County of Davidson, State of Tennessee, described as follows:

"Being Lot No. 178 on the plan of CHATEAU VALLEY, PASE 6 & 7, as shown by play of record in Instrument No. 200912110113102, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Avery Ware, Sr. and Jamie Ware by Warranty Deed from Keegan D. Selby and Pamela Heflin of record in Instrument No. 20160414-0035799 on April 14, 2016, in the Register's Office of Davidson County, Tennessee."

Said property is conveyed subject to all easements, restrictions and obligations whether or not of record. The Grantor makes no representations or warranties regarding said property.

WITNESS my hand this 10th day of December, 2025

Avery Ware

AVERY WARE, GRANTOR

STATE OF Tennessee)
COUNTY OF Montgomery)

Personally, appeared before me, a Notary Public in and for said County and State, the within named **AVERY WARE**, the Grantor, with whom I am personally acquainted and who acknowledged that **AVERY WARE** executed the foregoing instrument for the purposes contained therein.

SWORN AND SUBSCRIBED before me this 10 day of December, 2025.

NOTARY PUBLIC

My commission expires: 3/15/2028

MICHELLE MARIE CONTRERAS
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY