File No: TN-2512-051601-RF
Grantor's Loan No. 1525395176

After Recording, Send to:
Chandra J. Jarrett
4520 Woodside Dr, Old Hickory, TN 37138-1926

Karen Johnson Davidson County
Batch# 1371072 DEEDQC
01/20/2026 10:56:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260120-0004330

Prepared by: Thomas Granville McCroskey, Esq., Tennessee Bar No. 15569, Cordell Law LLC, 5315 N Clark Street #173, Chicago, IL 60640, (866) 363-3337.
The preparer of this instrument has neither been requested to nor has the preparer conducted a title search or an inspection of the real property transferred hereby. No representations or warranties as to accuracy of the description, the status of title or condition of the real property have been made by the preparer.

New Owner Address/Send Tax Bills To:
Chandra J. Jarrett, 4520 Woodside Dr, Old Hickory, TN 37138-1926

This is a quitclaim deed given for no monetary consideration and pursuant to Tennessee Code Section 67-4-409(a)(1)(D) no transfer tax is due.

Tax Parcel Number: 064-08-0-052.00

QUITCLAIM DEED

Chandra J. Jarrett, unmarried, a formerly married woman who is now divorced, ("Grantor"), of 4520 Woodside Dr, Old Hickory, TN 37138-1926, for and in consideration of $0.00 (Zero Dollars and Zero Cents), conveys and quitclaims to **Chandra J. Jarrett,** unmarried, ("Grantee"), whose tax mailing address is 4520 Woodside Dr, Old Hickory, TN 37138-1926, with quitclaim covenants, his/her/their interest in the following described real estate in the County of Davidson, State of Tennessee:

Being Lot No. 41, on the Plan of Woodside Subdivision, Section One of record in Plat Book 5050, Page 75, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Parcel No 064-08-0-052.00

Property Address is: 4520 Woodside Dr, Old Hickory, TN 37138-1926

Being that property conveyed from Erick W. Kane and wife Leanne L. Kane and Patricia L. Leake, unmarried to Chandra J. Jarrett, unmarried by Warranty Deed recorded March 26, 2015 as Instrument Number 20150326-0026292 in the Official County Records.

As corrected by Scriveners Affidavit recorded 8/3/2015 as Instrument 20150803-0076443

Title to the property hereinabove described is subject to the following: a) real estate taxes and assessments not yet due and payable; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) legal roads and highways; and e) any rights of tenants in possession.

Executed by the undersigned on January 10, 2026.

Chandra J. Jarrett

Chandra J. Jarrett

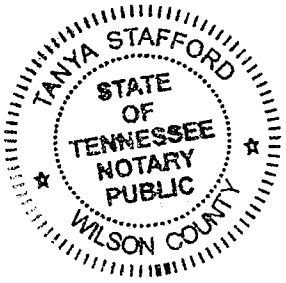
STATE OF Tennessee
COUNTY OF Davidson

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT **Chandra J. Jarrett**, personally known to me, or has produced Drivers License, as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 10th day of January 2026.

Tanya Stafford
Notary Public

Exp: 1-5-2028



STATE OF Tennessee
COUNTY OF Davidson

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00.

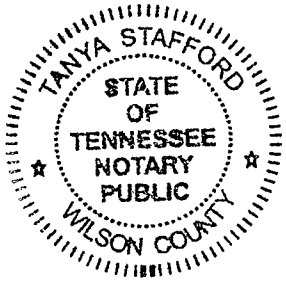
Chandra Jarrett
Affiant

Subscribed and sworn to before me on this the 10th day of January, 20 26.

Tanya Stafford
Notary Public

My Commission Expires: 1-5-2028

SEAL



Tennessee Certification of Electronic Document

I, Joelle A. Jenkins, 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 01/10/2026 (date of document).

Affiant Signature

01/13/2026
Date

State of California

County of Orange

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfullness, accuracy, or validity of that document.

Sworn to and subscribed before me this 13th day of January, 2026.

Notary's Signature

MA VERONICA B. REZABA
Notary Public - California
Orange County
Commission # 2456470
My Comm. Expires Aug 1, 2027

MY COMMISSION EXPIRES: 8/1/2027

NOTARY'S SEAL