Karen Johnson
Batch # 1375249
02/03/2026 09:20:15 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20260203-0007238

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

STATE OF Texas)
COUNTY OF Harris)

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

Carlems S Borno

Carlems S. Borno. GRANTOR

Lisa Nicole Viser
ID NUMBER
133045738
COMMISSION EXPIRES
April 16, 2029

SWORN AND SUBSCRIBED before me this 31st day of December, 20 25 by Carlems S Borno.

Lisa Nicole Viser

Notary Public Lisa Nicole Viser

My commission expires: 04/16/2029
Electronically signed and notarized online using the Proof platform.

QUITCLAIM DEED

New Owner's Address	Send Tax Bills To:	Map-Parcel Nos.
MARIE BORNO, 5013 Bonnameade Drive Hermitage, TN 37076	**MARIE BORNO,** 5013 Bonnameade Drive Hermitage, TN 37076	74-16-18

THIS QUITCLAIM DEED made this 31st day of December, 2025 by **Carlems S. Borno** (later called "Grantor"), whose mailing address is 1011 Lady Nashville Drive # 101 Hermitage TN 37076, to **Marie Borno** (later called "Grantee"), whose mailing address is 5013 Bonnameade Dr., Hermitage, TN 37076.

WITNESSETH: That for good and valuable consideration, 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:

Land in Davidson County, Tennessee, being Lot No. 466, on the plan of Hermitage Hills Section 5, as shown on plat of record in Plat Book 3300, Pages 1 and 2, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Jean W. Borno by Warranty Deed in Instrument #20041001-0118560 in Register's Office for 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 31st day of December, 20 25.

Carlems S Borno

Carlems S. Borno, GRANTOR

STATE OF Texas)
COUNTY OF Harris)

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

SWORN AND SUBSCRIBED before me this 31st day of December, 20 25.

Lisa Nicole Viser

NOTARY PUBLIC Lisa Nicole Viser

My commission expires: 04/16/2029

NOTARY PUBLIC STATE OF TEXAS

Lisa Nicole Viser

ID NUMBER
133045738
COMMISSION EXPIRES
April 16, 2029

Electronically signed and notarized online using the Proof platform.

Certificate of Authenticity

I, Donielle M. Beaty, 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 1/29/2026.

Date

Donielle Beaty

Affiant Signature

1/29/2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 29 day of January, 2026.

Heather Crocker

Notary's Signature

My Commission Expires: 7/7/2027

Date

Notary's Seal (if on paper)

HEATHER D. CROCKER
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/07/2027
DAVIDSON COUNTY