THIS DOCUMENT PREPARED BY:
HOMESTEAD TITLE & ESCROW, LLC
405 TWO MILE PIKE, SUITE F
GOODLETTSVILLE, TN 37072

MAP: 071-15-0
PARCEL: 108.00

NEW OWNER'S ADDRESS
KL Stafford Company LLC
2189 Union Hill Rd.
Goodlettsville, TN 37072

Karen Johnson Davidson County
Batch # 1384027 DEEDQC
02/23/2026 10:30:48 AM 2 pgs
Fees: $12.00 Taxes: $0.00



20260223-0014077

SEND TAX BILLS TO:
Hometown Equity Mortgage, LLC
25531 Commercentre Dr, #250
Lake Forest, CA 92630

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration, I, Keith L. Stafford, unmarried, Grantor, by these presents do hereby quitclaim and convey unto KL Stafford Company LLC, a Tennessee limited liability company, Grantee, their successors and assigns all of my interest in the following described tract or parcel of land, to wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of H.W. Chenoweth's Wildwood Addition, as of record in Book 161, Page 153, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description of said lot.

Being the same property conveyed to Keith L. Stafford, unmarried by Warranty Deed dated 4/28/1995 from Richard Thurston Brown of record in Book 9669, Page 191, Register's Office for Davidson County, Tennessee.

This is (X) improved ( ) unimproved property known as: 1308 Joseph Ave, Nashville, TN 37207.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF I have hereunto set my hand on the 20th day of February, 2026.

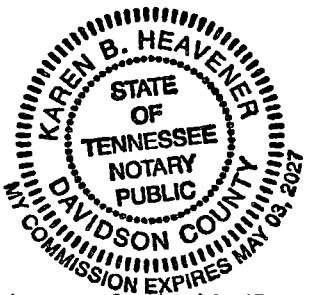
Keith L. Stafford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Keith L. Stafford, the within named bargainor, 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 20th day of February, 2026.

Karen B. Heavener
Notary Public
My Commission Expires: _____



The actual consideration or value whichever is greater, for this transfer is $0. Exempt from transfer tax pursuant to T.C.A. 67-4-409a3E.

Affiant

Sworn and subscribed before me, this the 20th day of February, 2026.

Karen B. Heavener
Notary Public
My Commission Expires: _____

