This Instrument Prepared By and Returned To:
Kevin D. Montgomery, Attorney at Law
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch # 1394243 DEEDQC
03/18/2026 12:57:12 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20260318-0021625

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Ashley Cavazos 6944 Muggin LN Greenbriar, TN 37073	SAME	116-16-0-003.00

I, **TARA E. CAVAZOS,** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest, (a Five (5%) interest), unto **ASHLEY CAVAZOS, individually,** in and to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 1 on the Plan of the subdivision of Henry Compton Lands, of record in Plat Book 2, Page 58, Chancery Court at Nashville, and being part of the easterly part of Lot 5 on the unrecorded plan of Fred Webber's Subdivision and described according to survey by William C. Parrish, Engineer, October 23, 1954, as follows:

Beginning at an iron pin in the west margin of Webber Street, or Dorcas Drive, 384 feet south of an iron pin at the beginning of a curve, where Webber Street or Dorcas Drive intersects Abbott Martin Road, said point being the southeast corner of the lot conveyed to Ira T. Adams, and wife, by deed in Book 2275, Page 83, said Register's Office; thence along Adam's south line, westerly 250 feet to an iron pin; thence southerly 112 feet to an iron post, the northwest corner of the property conveyed Ivo A. Burton, by deed in Book 2090, Page 122, said Register's Office; thence with Burton's north line, easterly 250 feet to an iron pin in the westerly margin of Webber Street, or Dorcas Drive; thence with the margin of the same, northerly 112 feet to the beginning.

Being part of the same property, (a Five Percent (5%) interest), conveyed to Tara E. Cavazos by Quitclaim Deed from Tara E. Cavazos (also known as Tara Elizabeth Cavazos) and Gary D. Cavazos, of record in Instrument No. 20091113-0104583, Register's Office for Davidson County, Tennessee.

Subject to all matters of record affecting the premises

This deed was prepared based on information provided by the parties and without the benefit of a title search.

This is property known as: 3921 Dorcas Drive, Nashville, TN 37215

IN WITNESS WHEREOF, I have hereunto set my hand on this the 4th day of March, 2026.

TARA E. CAVAZOS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tara E. Cavazos, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this the 4th day of March, 2026.

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission Expires 10/4/27

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 5th day of March, 2026.

D DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 10-22-2029

Notary Public