This Instrument Prepared By:
NELSON MULLINS RILEY &
SCARBOROUGH LLP
1222 Demonbreun Street
Suite 1700
Nashville, TN 37203
Attn: Woods Drinkwater

Karen Johnson Davidson County
Batch# 1396342 DEEDQC
03/23/2026 03:13:30 PM 5 pgs
Fees: $28.00 Taxes: $231.25
20260323-0023039

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map & Parcel No.:
Bernice Gordon, et al. 6408 East Valley Court Nashville, TN 37205	New Owner	10403001000

FOR AND IN CONSIDERATION of the sum of SIXTY TWO THOUSAND FIVE HUNDRED and 00/100 DOLLARS ($62,500.00) paid by Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **RUTH DAVIS**, a Texas resident ("***Grantor***"), does hereby quitclaim, transfer, and convey, in two (2) equal shares of twelve and one-half percent (12½%), unto **BERNICE W. GORDON** and **ARNOLD G. WEINGART** ("***Grantees***"), as tenants in common, all of Grantor's twenty-five percent (25%) tenant in common right, title and interest in and to the parcel of real estate more particularly described on **Exhibit A** attached hereto and incorporated by this reference (the "***Property***"), which is improved real property located at 2710 West End Avenue, Nashville, Davidson County, Tennessee.

The Property is conveyed subject to such easements, covenants, reservations, limitations, restrictions, and encumbrances as may affect the Property.

[SIGNATURE ON FOLLOWING PAGE]

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed, dated and effective as of the 18th day of March 2026.

GRANTOR:

RUTH DAVIS, by and through Patricia Davis Krohn, as attorney in fact pursuant to a Power of Attorney dated February 19, 2014

By: Patricia Davis Krohn
Name: Patricia Davis Krohn
Title: Attorney in Fact

STATE OF Texas)
COUNTY OF Dallas)

Before me, the undersigned, a Notary Public of the state and county mentioned above, personally appeared Patricia Davis Krohn, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Attorney in Fact of Ruth Davis, the within named bargainor, and that she, as such Attorney in Fact, executed the foregoing instrument for the purpose therein contained by signing her name as Attorney in Fact.

Witness my hand, at office, this 18th day of March 2026.

Jerrod Hodge
NOTARY PUBLIC

My Commission Expires: 5/18/29

JERROD STEVEN HODGE
My Notary ID # 133106306
Expires May 18, 2029
[SEAL]

STATE OF Texas)
COUNTY OF Dallas)

The actual consideration for this transfer is $62,500.00.

Patricia Dees Cahn
AFFIANT

Subscribed and sworn to before me, this 18th day of March 2026.

Jerrod Hodge
NOTARY PUBLIC

My Commission Expires: 5/18/29

JERROD STEVEN HODGE
My Notary ID # 133106306
Expires May 18, 2029

[SEAL]

EXHIBIT A

DESCRIPTION OF THE PROPERTY

Land in Davidson County, Tennessee, described as follows:

Being the westerly 40 feet of Lot No. 3 on the Plan of George Sields' Subdivision of Lot No. 45 of the Boyd Cockrill Spring Tract, as of record in Book 57, Pages 40 and 51, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 3 fronts 40 feet on the northerly side of West End Avenue, as widened, and runs back 132.4 feet, more or less, on the westerly line and 132.2 feet, more or less, on the easterly line to an alley, measuring 40 feet thereon.

Being the same property conveyed to Bernice W. Gordon and Arnold G. Weingart by Frank E. Gordon, Administrator of the Estate of Hanna W. Sabel, Decedent, by quitclaim deed dated December 7, 2009, of record as Instrument Number 20100204-0009154 in the Register's Office for Davidson County, Tennessee.

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, W. Woods Drinkwater, do hereby make oath that I am [X] a licensed attorney and/or [__] the custodian of the original version of the electronic document tendered for recording or registration herewith, and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on March 18, 2026.

Date: March 23 2026

Affiant Signature

State of Tennessee
County of Davidson

Subscribed and sworn to before me this 23rd day of March, 2026.

TAMMY RHOADES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission expires:
July 7, 2027