Karen Johnson Davidson County
Batch# 1398672 DEEDQC
03/27/2026 02:56:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260327-0024651

Address of New Owner:
Sarah L. Campbell
911 Matthews Avenue
Nashville, TN 37216

Record & Return to and
This Instrument Prepared By:
BLAKE GARNER, Attorney
303 W Main Street
Murfreesboro, TN 37130

PREPARED FROM INFORMATION PROVIDED BY THE PARTIES – A TITLE SEARCH WAS NOT PERFORMED

Send Tax Statements To:
Sarah L. Campbell
911 Matthews Avenue
Nashville, tn 37216

From Information Furnished By
The Parties

Map & Parcel: 061-11-0-021.00

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE AND NO/100 DOLLARS ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, **Clayton Campbell, Married,** has/have this day bargained and sold and hereby conveys and quitclaims unto **Sara Lane Campbell, Married as her sole and separate property** her heirs and assigns, forever, all of his right, title and interest in and to that certain parcel of real estate located in Davidson County, State of Tennessee, and being described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 15 on the Plan of Curley Manor Subdivision of record in Plat Book 1835, Page 73, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Clayton Campbell and Sarah Lane Campbell, husband and wife, by Warranty Deed from Donald M. Mazanowski and Jane L. Mazanowski, Trustees of Mazanowski Revocable Trust of 2010, dated 9/12/2018 and recorded 9/18/2018 in Instrument No. 20180918-0092452, Register's Office for Davidson County, Tennessee.

This is improved property located at 911 Matthews Avenue Nashville, TN 37216

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 23 day of March, 2026

Clayton Campbell

STATE OF Tennessee)
)
COUNTY OF Davidson)

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared Clayton Campbell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL this 23 day of March, 2026.

NOTARY PUBLIC
My Commission Expires: 10/17/2026

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer is none.

Sarah Campbell

AFFIANT

SWORN to and subscribed before me this 23 day of March, 2026

NOTARY PUBLIC

My Commission Expires: 10/17/2026

ILISA SHARON STILLMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
My Commission Expires October 17, 2026

Certificate of Authenticity

I, Aimee Cain, 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 March 23, 2026.

Date

Aimee Cain

Affiant Signature

March 27, 2026

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 27 day of March, 2026.

Notary's Signature

My Commission Expires: _____

Date

Notary's Seal (if on paper)

