Karen Johnson Davidson County
Batch# 1404558 DEEDQC
04/10/2026 03:49:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260410-0029467

QUITCLAIM DEED

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF APRIL, 2026.

Notary Public

MY COMMISSION EXPIRES: 11/2/26

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert J. Notestine, III, Attorney at Law
Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

File No.: 26-0144

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Harold Eugene Shaw, Sr., unmarried	New Owner	Map: 92-6-539
(NAME) 625 Summerbreeze Lane	(NAME) 625 Summerbreeze Lane	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Antioch, TN 37013	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JANISE M. SHAW, UNMARRIED,

HEREINAFTER CALLED THE GRANTORS, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO

HAROLD EUGENE SHAW, SR., UNMARRIED,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF OUR INTEREST IN THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE LOCATED IN DAVIDSON COUNTY, TENNESSEE:

Land in Davidson County, Tennessee as follows:

Being Lot No. 26 and the northerly part of Lot No. 25 on the Map of Roth's Resubdivision of Lot No. 22 of Boyd McNairy's Addition to Nashville, of record in Book 57, Page 147, Register's Office for said County.

Said Lot No. 26 and part of Lot No. 25 adjoin and front together 65.4 feet on the easterly side of Lena Avenue, formerly 27th Avenue North, and runs back between parallel lines 114 feet, more or less, to an alley in the rear.

Being the same property conveyed to Janise M. Shaw, by deed from Charlotte Elaine Shaw Fisher and Ronald E. Shaw, of record in Book 10517, Page 119, dated June 30, 1997, Register's Office for said County.

This is improved property, known as 708 Lena St., Nashville, TN 37208
(House No.) (Street) (P.O. Address) (City) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 10th day of April, 2026.

Janise M. Shaw

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 Janise M. Shaw, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this, 10th day of April, 2026.

Notary Public

My Commission Expires:

11/2/26

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certification of Recorded Documents

I, Channing Miles, 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 April 10, 2026.

(AFFIANT) – Channing Miles

04/10/2026
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me this 10th day of April, 2026.

My commission expires: 1/24/28

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY