STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 100.00
Charlsey Cox, Affiant
Subscribed and sworn before me this the
22 Day of April, 2026.
Brandi Weiss, Deputy Register

Karen Johnson
Batch # 1409797
04/22/2026 11:21:31 AM
Fees: $23.00 Taxes: $0.37
Davidson County
DEEDQC
4 pgs
20260422-0033281

Quitclaim Deed

Recording Requested by April L Parker & Charlsey Cox (Parker)
and When Recorded Mail to Send tax bill to -

Wayne Parker
1405 Rosedale Ave
Nashville, TN 37207

Consideration: $ 100
Property Transfer Tax: $ -
Assessor's Parcel No.: Map 93-16 Parcel No. 003

PREPARED BY: Charlsey Cox (Parker) certifies herein that he or she has prepared this Deed.

Charlsey Cox
Signature of Preparer

4/21/26
Date of Preparation

Charlsey Cox
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on April 22, 2026 in the county of Davidson, State of Tennessee by Grantor(s), April L. Parker and Charlsey Cox (Parker), whose post office address is P.O. Box 100 Madison, TN 37115, to Grantee(s) Wayne Parker whose post office address is 1405 Rosedale Ave Nashville TN 37207. **WITHNESSETH,** that the said Grantor(s), April L. Parker & Charlsey Cox (Parker), for good consideration and for the sum of One Hundred ($ 100.00) paid by the said Grantee(s), the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title, interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee and more specifically described as set forth in EXIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in the presence of:

GRANTOR(S):

Signature of Grantor

Printed Name of Grantor

Signature of First Witness Grantor(s)

Print Name First Witness of Grantor(s)

Signature of Second Grantor (if applicable)

Printed Name of Second Grantor (if applicable)

Signature of Second of Witness to Grantor(s)

Print Name of Second Witness to Grantor(s)

GRANTEE(S):

GRANTOR(S):

Signature of Grantee

Printed Name of Grantee

Signature of First Witness Grantee(s)

Print Name First Witness of Grantee(s)

N/A

Signature of Second Grantee (if applicable)

N/A

Printed Name of Second Grantee (if applicable)

Signature of Second of Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

State of TENNESSEE
County of DAVIDSON
On 04/21/2026, before me, Quantrell Monta Allison, a notary public in and for said state personally appeared,
April Parker, Charisey Cox (Parker) Wayne Parker
who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Quantrell Monta Allison
Signature of Notary

Affiant Known X Produced ID _____

Type of ID Driver's License

QUANTRELL MONTA ALLISON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
(Seal)
My Commission Expires 02-02-2030

Exhibit "A"

Date: 4/21/26

Land in Davidson County Tennessee being Lot No. 72 on the Plan of Maury and Claiborne's addition of South Nashville, Registrars Office for said county.

Said lot No. 72 fronts 35 feet on the Easterly side of and runs back between parallel lines 150 feet more or *less to a back alley.*

The above-described property is improved property formerly known as 135 Wharf Ave. Nashville, TN 37210 and now commonly known as 135 Charles E. Davis Blvd Nashville, TN 37210. Being the same property conveyed to Helen Stackhouse and James Rose via Affidavit of Heirship following the passing of Ella Mai Ramey – Rose of record as Instrument Number 20121108 -0103302, Register's Office for Davidson County, TN.

Instrument Number 20121205 – 0112086 A Quitclaim Deed conveying the above property to Helen Stackhouse from James Rose relinquishing his equitable interest in the property recorded in Register's Office for Davidson County, TN.

Instrument Number 20170823 - 0086785 A Quitclaim Deed conveying the above property to April Parker from Helen Stackhouse relinquishing her equitable interest in the property recorded in Register's Office for Davidson County, TN.

Instrument Number 20230126-0006011 A Quitclaim Deed conveying the above property to April Parker & Charlsey Cox (Parker) from April Parker adjusting her equitable interest in the property recorded in Register's Office for Davidson County, TN.