Karen Johnson Davidson County
Batch# 1419459 DEEDQC
05/12/2026 03:52:30 PM 8 pgs
Fees: $42.00 Taxes: $0.00
20260512-0042806

QUITCLAIM DEED

TAYLOR JANDRO
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/24/2028
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ZERO DOLLARS AND 00/100 ($0.00).

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 11th DAY OF MAY, 2026.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

This Instrument Prepared By:
Collins Legal, PLC
4101 Charlotte Avenue, F186
Nashville, Tennessee 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAM WAS PERFORMED NOR TITLE OPINION RENDERED.

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER(S)
COLT KORTH (NAME)	**NEW OWNER** (NAME)	**149 05 0 101.00**
4936 BARCLAY SQUARE DRIVE ANTIOCH, TENNESSEE 37013 (ADDRESS)	**4936 BARCLAY SQUARE DRIVE ANTIOCH, TENNESSEE 37013** (ADDRESS)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No Cents ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged on this the 17 day of April, 2026, the undersigned, **SUSAN KORTH, A SINGLE WOMAN, COLT KORTH, A SINGLE MAN, RICHARD KORTH, AN UNMARRIED MAN, HEIDI LAPCZYNSKA, AN UNMARRIED WOMAN, AND JENNIFER BRIEDIS, A MARRIED WOMAN, AS ALL OF THE HEIRS-AT-LAW FOR RUDI KORTH** (hereinafter collectively and/ or individually referred to as the "Grantor"), has bargained and sold, and by these presents do transfer and quitclaim to **COLT KORTH, A SINGLE MAN** (hereinafter collectively and/ or individually referred to as the "Grantee"), the Grantee's successors and/ or assigns, all of Grantor's right, title, and interest in and to the following described real estate located in the county of **DAVIDSON**, state of **TENNESSEE**, having an address of **4936 BARCLAY SQUARE DRIVE, ANTIOCH, TENNESSEE 37013** and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 121 on the Plan of SECTION ONE, TERRAGON TRAILS of record in Plat Book 4860, Page 61, as amended in Book 5066, Page 836 and Book 5126, Page 996, 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 Colt J. Korth, unmarried, and Edyta D. Fedurek, unmarried, and Rudi Korth, married, by Warranty Deed from James J. Jeffers and wife, Stephanie Jeffers, of record in Instrument No. 20200514-0050227, in the Register's Office of Davidson County, Tennessee, dated May 08, 2020 and recorded on May 14, 2020. Rudi Korth died intestate on September 20, 2022, leaving Susan Korth, Colt Korth, Richard Korth, Heidi Lapczynska, and Jennifer Briedis as his only heirs-at-law. For further refernce see Affidavit of Heirship of record as Instrument No. **20260512-0042692**, in the Register's Office of Davidson County, Tennessee.

This improved property more commonly known as 4936 Barclay Square Drive, Antioch, Tennessee 37013.

This conveyance is subject to and by accepting this Deed the Grantee(s) do(es) hereby agree to assume the following:

1. Any and all visible easements lying on or across the property.
2. Rights or claims of parties in possession not shown by the public records.
3. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.
4. Any and all other conditions, limitations, reservations, easements, and other matters of record including Declaration of Covenants and Restrictions that may affect said Property.

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

IN WITNESS WHEREOF, this instrument has been executed this 17 day of April, 2026.

{SIGNATURE PAGES TO FOLLOW}

GRANTOR: SUSAN KORTH, HEIR-AT-LAW

Susan Korth

STATE OF Illinois)
COUNTY OF Kane)

Personally, appeared before me, a Notary Public of the aforesaid authority, **SUSAN KORTH,** with whom I am personally acquainted or who provided sufficient evidence to the effect thereof, and who acknowledged that they executed the within instrument for the purposes therein contained. I declare under penalty of perjury that the persons whose name(s) are subscribed to this instrument, appear to be of sound mind and under no duress, fraud, or undue influence.

WITNESS my hand, at office, on this 21 day of April, 2026.

Quinn Williams February 24, 2029
Notary Public My Commission Expires

OFFICIAL SEAL
QUINN C WILLIAMS
Notary Public, State of Illinois
Commission No. 1005210
My Commission Expires
February 24, 2029

GRANTOR: COLT KORTH, HEIR-AT-LAW

STATE OF Tennessee)
COUNTY OF Davidson)

Personally, appeared before me, a Notary Public of the aforesaid authority, **COLT KORTH,** with whom I am personally acquainted or who provided sufficient evidence to the effect thereof, and who acknowledged that they executed the within instrument for the purposes therein contained. I declare under penalty of perjury that the persons whose name(s) are subscribed to this instrument, appear to be of sound mind and under no duress, fraud, or undue influence.

WITNESS my hand, at office, on this 21 day of April, 2026.

Notary Public

My Commission Expires

TAYLOR JANDRO
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/24/2028
DAVIDSON COUNTY

GRANTOR: RICHARD KORTH, HEIR-AT-LAW

STATE OF Illinois
COUNTY OF DuPage

Personally, appeared before me, a Notary Public of the aforesaid authority, **RICHARD KORTH,** with whom I am personally acquainted or who provided sufficient evidence to the effect thereof, and who acknowledged that they executed the within instrument for the purposes therein contained. I declare under penalty of perjury that the persons whose name(s) are subscribed to this instrument, appear to be of sound mind and under no duress, fraud, or undue influence.

WITNESS my hand, at office, on this 22nd day of April, 2026.

Notary Public

11-08-2027
My Commission Expires

Official Seal
SUSAN A JEFFREY
Notary Public, State of Illinois
Commission No. 320378
My Commission Expires November 8, 2027

GRANTOR: HEIDI LAPCZYNSKA, HEIR-AT-LAW

OFFICIAL SEAL
CARA L SMITH
NOTARY PUBLIC, STATE OF ILLINOIS
COMMISSION NO. 991685
MY COMMISSION EXPIRES JUNE 03, 2028

STATE OF IL)
COUNTY OF Will)

Personally, appeared before me, a Notary Public of the aforesaid authority, **HEIDI LAPCZYNSKA,** with whom I am personally acquainted or who provided sufficient evidence to the effect thereof, and who acknowledged that they executed the within instrument for the purposes therein contained. I declare under penalty of perjury that the persons whose name(s) are subscribed to this instrument, appear to be of sound mind and under no duress, fraud, or undue influence.

WITNESS ~~my hand~~, at office, on this 6 day of May, 2026

Notary Public

June 3. 2028
My Commission Expires

202605120042806

GRANTOR: JENNIFER BRIEDIS, HEIR-AT-LAW

STATE OF North Carolina
COUNTY OF Onslow)

Personally, appeared before me, a Notary Public of the aforesaid authority, **JENNIFER BRIEDIS,** with whom I am personally acquainted or who provided sufficient evidence to the effect thereof, and who acknowledged that they executed the within instrument for the purposes therein contained. I declare under penalty of perjury that the persons whose name(s) are subscribed to this instrument, appear to be of sound mind and under no duress, fraud, or undue influence.

WITNESS my hand, at office, on this 17 day of April, 2026.

Katrina Sullivan
Notary Public

sept 29 2029
My Commission Expires

Katrina Sullivan
Notary Public
Onslow County, NC
My Commission Expires: September 29, 2029

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENTS

I, Grover Collins, 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 17, 2026

Affiant Signature

4/17/2026
Date

State of Tennessee County of Davidson Sworn to and subscribed before me this 17 day of April, 20 26.

Notary Public

Notary's Seal:

MADELYN N. REYNOLDS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/03/2028
DAVIDSON COUNTY