Karen Johnson
Batch # 1421704
05/18/2026 11:42:16 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260518-0044258

This Instrument Prepared By and Returned To:
Allen Barnes, Attorney At Law
540 West Main Street #184
Gallatin, TN 37066

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Perry Wayne Magaha , 501 Broadmoor Drive Nashville, TN 37216	Republic Bank & Trust 200 S. 7th Street Louisville, KY 40202	061-06-0-008.00

I, **FRIDA DALE NASH, married, now known as FRIDA DALE GAW, married,** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **PERRY WAYNE MAGAHA, UNMARRIED,** in and to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 158 on the Plan of Gra-Mar Acres, Section Six of record in Plat Book 2331, Page 43, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of the property.

Being the same property conveyed to Perry Wayne Magaha, unmarried and Frida Dale Nash, married, as joint tenants with rights of survivorship, by Quitclaim deed from Shirley Magaha of record in Instrument #20220328-0035372, dated March 7, 2022, and recorded March 28, 2022, said Register's Office.

This was never the marital residence of the grantor.

This is improved property known as 501 Broadmoor Dr., Nashville, TN 37216.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 18th day of May, 2026.

Frida Dale Gaw
FRIDA DALE GAW (formerly Frida Dale Nash)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, of said county, FRIDA DALE GAW, the within named bargainor, with whom I am personally acquainted and acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal on this 18th day of May, 2026.

Rhonda L. Chaffin
Notary Public

RHONDA L. CHAFFIN
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY

STATE OF TENNESSEE
COUNTY OF DAVISON

The actual consideration for this transfer is $0.00.

Affiant

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

Notary Public

RHONDA L. CHAFFIN
STATE OF TENNESSEE NOTARY PUBLIC
PUTNAM COUNTY

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