QUITCLAIM DEED

Karen Johnson
Batch # 1421834
05/19/2026 08:13:35 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20260519-0044467

This instrument prepared by:
Taylor L. Rippe, Esq.
Miller Upshaw Family Law, PLLC
631 Woodland Street
Nashville, TN 37206

Address New Owner as Follows:	Send Tax Bills to:	Map / Parcel:
Nathan David Young 310 Woodwind Court Nashville, TN 37214	Nathan David Young 310 Woodwind Court Nashville, TN 37214	108-16-0-230

AFFIDAVIT

STATE OF Texas)
COUNTY OF Nueces)

The undersigned, after first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of the Marital Dissolution Agreement that certain case styled Perla Young v. Nathan David Young, Davidson County Fourth Circuit Court Case No. 25D1727; and the actual consideration given for the transfer is $0.00. This conveyance is made pursuant to T.C.A. §67-4-409(a)(3)(E); therefore, no transfer tax is due and payable for the recordation of this instrument.

Perla Young
Affiant

SUBSCRIBED AND SWORN TO before me this 24th day of March 2026.

Carla A. Vanzant
Notary Public

My Commission Expires: 10-14-26

CARLA ANN VANZANT
Notary Public, State of Texas
Comm. Expires 10-14-2026
Notary ID 10460743

WHEREAS, Perla Young ("Grantor") and Nathan David Young ("Grantee") are married and are getting divorced; and

WHEREAS, this transfer of property is exempt from taxation as it is made in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case styled Perla Young v. Nathan David Young, Davidson County Fourth Circuit Court Case No. 25D1727;

WHEREAS, Grantor is ordered to quitclaim all of her legal, marital, or equitable right, title

and interest in and to the tract of land herein below to the Grantee;

NOW, THEREFORE, in accordance with the parties' Marital Dissolution Agreement, Perla Young, the Grantor, does hereby convey, remise, release and forever quitclaim unto Nathan David Young, the Grantee, his heirs and assigns, all of her legal, marital or equitable right, title and interest in and to a certain tract of land in Davidson County, Tennessee described more particularly as follows:

Lying and being in Davidson County, Tennessee, and being Lot No. 166A on the Plan of Zone Lot Division, Percy Priest Woods, Section IV, of record in Book 6250, page 901, an amendment of Book 6250, page 356, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Nathan Young and Perla Young, husband and wife, by Warranty Deed, of record in Instrument No. 20240819-0063574, Register's Office for Davidson County, Tennessee.

This is improved property known as 310 Woodwind Court, Nashville, Tennessee 37214.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND MILLER UPSHAW FAMILY LAW, PLLC, ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION SHOWN HEREIN.

IN WITNESS WHEREOF, I have hereunto set my hand on this 24th day of March 2026.

Perla Young
PERLA YOUNG

STATE OF Texas)
COUNTY OF Nueces)

PERLA YOUNG, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), personally appeared before me, a Notary Public in and for said County and State, and executed and acknowledged the within instrument for the purposes therein contained.

Witness my hand and official seal this 24th day of March 2026.

Carla A. Vanzant
Notary Public

My commission expires: 10-14-26

CARLA ANN VANZANT
Notary Public, State of Texas
Comm. Expires 10-14-2026
Notary ID 10460743