Karen Johnson Davidson County
Batch# 1422706 DEEDQC
05/20/2026 09:19:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260520-0045366

8874

QUITCLAIM DEED

STATE OF Tennessee
COUNTY OF Davidson

(BLANK FOR REGISTER'S OFFICE ENDORSEMENT)

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th day of MAY, 2026.

Notary Public

Commission Expires _____

SHANNON PHILBIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 9, 2027

(Affix Seal)

THIS INSTRUMENT WAS PREPARED BY:
Lawyer's Escrow Service, Inc. 2021 Richard Jones Road, Suite 220, Nashville, TN 37215
(Prepared upon Information Furnished by the Parties; No Title Search Performed: No Tax Advice Requested or Provided)

OWNER ADDRESS:	SEND TAX BILLS TO:	PARCEL ID NUMBER:
Richard E. Allen 2918 Ironwood Drive Nashville, TN 37214	Mortgage Investors Group 10118 Parkside Drive, Suite 100 Knoxville, TN 37922	**096-06-0-155**

FOR AND IN CONSIDERATION of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, receipt and sufficiency of which is hereby acknowledged, I, **RICHARD E. ALLEN, A MARRIED MAN** (hereinafter called the "Grantor"), in order to establish a tenancy by the entireties with my wife, the Grantee herein, do hereby convey, remise, release and quitclaim unto my wife, **JENNIFER MUISE HILL, A MARRIED WOMAN,** (hereinafter called the "Grantee), and her heirs, successors and assigns, a one-half (1/2) undivided interest as a tenant by the entireties with me in and to the following described tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Cloverhill Subdivision Section II, of record in Plat Book 2133, page 46, (erroneously referenced as Section I, in prior deeds of record) Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to RICHARD E. ALLEN, a married man, from Konrad Norris and Alyssa Norris, husband and wife, of record in Instrument No. 20260408-0028359, Register's Office for DAVIDSON County, Tennessee.

This conveyance is expressly subject to the lien of the Deed of Trust of record in Instrument No. 20260408-0028360, in Register's Office for Davidson County, Tennessee. This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

This is **IMPROVED** property, known as 2918 Ironwood Drive, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

IN WITNESS WHEREOF, I have hereunto set my hand this 19th day of May, 2026.

RICHARD E. ALLEN, GRANTOR

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 RICHARD E. ALLEN the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who in my presence executed the within instrument and upon oath acknowledged that he did so freely and voluntarily for the purposes therein contained.

WITNESS my hand this 19th day of May, 2026.

SHANNON PHILBECK STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES MARCH 9, 2027

Commission Expires: _____

NOTARY PUBLIC

Certificate of Authenticity

I, Anthony N. Greco, 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 the 19th day of May, 2026.

Anthony N. Greco, Affiant — 05/19/2026 Date

State of Tennessee)
County of Davidson)

Sworn to and subscribed before me this 19th day of May, 2026.

Commission Expires July 17, 2027 Notary Public

ERNEST D. BENNETT III STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires JULY 17, 2027