Karen Johnson Davidson County
Batch# 1424165 DEEDQC
05/22/2026 10:04:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260522-0046821

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:
R. Houston Akin, Attorney
611 Woodland Street
Nashville, Tennessee 37206

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Robert Williams & Tshombe Williams 2914 McNairy Ln. Nashville, TN 37204	SAME	118 10 0 194.00

QUITCLAIM DEED

THIS INDENTURE made and entered into on this 20 day of May, 2026, between **Tshombe Williams,** a resident of Davidson County, Tennessee ("Grantor"), and **Tshombe Williams and Robert Williams, as joint tenants with rights of survivorship** (collectively "Grantee"),

W I T N E S E T H:

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Grantor does hereby grant, bargain, sell, remise, release, and quit-claim unto the Grantee, Grantee's heirs and assigns, all of Grantor's right, title, and interest in and to the following described premises, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of RE-SUBDIVISION OF PARTS OF LOTS 60 & 61, SUTTON HILL SEC., MARENGO PARK, as of record in Plat Book 3500, Page 121, in the Register's Office for Davidson County, Tennessee, described as follows: Beginning on the easterly margin of McNairy Lane at the corner of Lots Nos. 1 and 2; thence with the line between said two lots eastwardly 167 feet; thence northerly 90 feet to the southerly margin of Sutton Hill Road; thence with the same westerly 147 feet to the beginning of a curve; thence around said curve having a radius of 20.01 feet southwesterly 31.42 feet to the easterly margin of McNairy Lane; thence with the same southerly 70 feet to the beginning.

Being the same property conveyed to Tshombe Williams by Special Warranty Deed from Grant Osburn, Executor of the Estate of Evelyn G. Osburn, Barry Osburn, Michel Osburn (a/k/a Michelle Edwards), Christi Earle (a/k/a Christie Earle) and Grant Osburn, of record in Instrument No. 20260521-0046522, Register's Office for Davidson County, Tennessee.

This is improved property known as: 841 Sutton Hill Rd., Nashville, TN 37204.

THE ABOVE INFORMATION WAS PROVIDED BY THE GRANTOR, THE PREPARER MAKES NO REPRESENTATIONS AS TO THE TITLE, USE OR ANY ZONING REGULATIONS CONCERNING DESCRIBED PROPERTY, NOR ANY MATTER EXCEPT THE VALIDITY OF THE FORM OF THE DEED.

WHENEVER used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand and seal the day and year

first above written.

(L.S.)
Tshombe Williams

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally, appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, **Tshombe Williams,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged **he** executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal, at office in Davidson County, Tennessee, this 20 day of May, 2026.

Notary Public
My Commission Expires: 3/5/26

R. HOUSTON AKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is **$0.00**.

Affiant/Grantee

Subscribed and sworn to before me this 20 day of MAY, 2026.

Notary Public
My commission expires: 3/5/30

R. HOUSTON AKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

TRUE COPY CERTIFICATION

I, R. Houston Akin, Tennessee BPR No. 033818, 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 May 20, 2026.

May 22, 2026
R. HOUSTON AKIN DATE
MOCKINGBIRD TITLE & ESCROW, LLC
P.O. BOX 291332
NASHVILLE, TN 37229
(615) 879-7714

JESSICA LYN DOYLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-6-2026

State of Tennessee)
County of Davidson)

Sworn and subscribed before me on this 22 day of May, 2026.

Notary Public:

My Commission Expires: 7.6.26