THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
800 Crescent Centre Drive, Suite 140
Franklin, TN 37067

No Title Search was performed in the preparation of this Quitclaim Deed.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: -$0-.

Casey Brewington
Affiant

Subscribed and sworn to before me, this 29th day of May, 2026.

Notary Public
My Commission Expires:

ABBY BENSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires November 14, 2029

Karen Johnson
Batch # 1427099
06/02/2026 10:10:41 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20260602-0049367

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Melanie Collins 1716A Hillmont Drive Nashville, TN 37215	New Owner	117-15-0W-002.00-CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Nancy Silvis, married,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Melanie Collins, unmarried,** her heirs and assigns, all of her interest in the following land:

A certain condominium located in Davidson County, Tennessee, being Unit No. B of Hillmont Estates, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Hillmont Estates of record in Instrument Number 20140522-0044363, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit B to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in said Master Deed.

Being the same property conveyed to Melanie Collins, unmarried and Nancy Silvis, married by Warranty Deed from Christopher Howe and Clair Montgomery n/k/a Clair Howe, husband and wife, of record in Instrument Number 20190620-0059544, in the Register's Office of Davidson County, Tennessee, dated June 18, 2019 and recorded on June 20, 2019.

Grantor warrants that she has never lived in the subject property as a married person and that the subject property is not subject to any marital rights therein.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 22 day of May, 2026.

Nancy Silvis

STATE OF Pennsylvania)
COUNTY OF Centre)

Personally appeared before me by means of an interactive two-way audio/video communication, a Notary Public in and for said County and State, the within named Nancy Silvis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 22 day of May, 2026.

Notary Public
My Commission Expires: October 09 2028

Commonwealth of Pennsylvania - Notary Seal
Skylar Bennage, Notary Public
Centre County
My commission expires October 9, 2028
Commission number 1452959
Member, Pennsylvania Association of Notaries