Page 1 of 2

THIS INSTRUMENT WAS PREPARED BY

Tigist A Fekru and Yosef Minelik

240 Ivor DR

Smyrna, TN 37167

Karen Johnson
Batch # 1427714
06/03/2026 02:13:23 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260603-0050238

QUITCLAIM DEED

ADDRESS OF NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tigist A. Fekru and Yosef Minilek 240 Ivor Dr Smyrna, TN 37167	NEW OWNER 240 Ivor Dr Smyrna, TN 37167	182-06-0A-003.00-CO

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Tigist A. Fekru, an unmarried woman, hereinafter called the Grantor, conveys and quitclaims unto Tigist A. Fekru and Yosef Minilek, unmarried persons, as joint tenants with right of survivorship, hereinafter called the Grantees, all of Grantor's interest in the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Final Plat of Section One, Old Hickory Hills, of record in Plat at Instrument No. 20011023-015382, and amended in Instrument No. 20020213-0018960, in the Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Tigist A. Fekru by Warranty Deed recorded in Instrument No. 20190604-0053072, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is improved property known as 7417 Maggie Drive, Antioch, TN 37013.

Page 2 of 2

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on the 3rd day of June, 2026.

Tigist A. Fekru

BEHABTU WOLDESENBET NOTARY PUBLIC TENNESSEE My Comm Exp. 09/07/2026 COUNTY OF DAVIDSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said State and County, Tigist A. Fekru, 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 this 3rd day of June, 2026.

Notary Public

My Commission Expires: My Commission Expires 09/07/2026

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, ~~whichever~~ is greater, for this transfer is $0.00.

Affiant

BEHABTU WOLDESENBET NOTARY PUBLIC TENNESSEE My Comm Exp. 09/07/2026 COUNTY OF DAVIDSON

Notary Public

My Commission Expires: My Commission Expires 09/07/2026