Karen Johnson Davidson County
Batch# 1427925 DEEDQC
06/04/2026 11:18:30 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20260604-0050508

File No: 2006181941
Grantor's Loan No. 1034000751723

After Recording, Send to:
ServiceLink, LLC
1355 Cherrington Parkway
Moon Township, PA 15108

Prepared by: Thomas Granville McCroskey, Esq., Tennessee Bar No. 15569, Cordell Law LLC, 5315 N Clark Street #173, Chicago, IL 60640, (866) 363-3337.

The preparer of this instrument has neither been requested to nor has the preparer conducted a title search or an inspection of the real property transferred hereby. No representations or warranties as to accuracy of the description, the status of title or condition of the real property have been made by the preparer.

New Owner Address/Send Tax Bills To:
Thomas G. Lee and **Ashley J. Lee**, 5033 Marc Dr, Nashville, TN 37211

Exempt: Section 67-4-409(a)(1)(D): This is a quitclaim deed given for no monetary consideration and pursuant to Tennessee Code Section 67-4-409(a)(1)(D) no transfer tax is due.

Tax Parcel Number: 172 06 0 025.00

QUITCLAIM DEED

Linda K. Lee, a widow, as to a life estate interest, and **Thomas G. Lee AKA Thomas G. Lee Jr.** and wife, **Ashley J. Lee,** as to a remainder interest, combined interests conveying in fee simple the premises described herein and thereby terminating the aforementioned life estate ("Grantor"), of **5033 Marc Dr, Nashville, TN 37211**, for and in consideration of $0.00 (Zero Dollars and Zero Cents) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, releases and quitclaims to **Thomas G. Lee** and **Ashley J. Lee,** husband and wife ("Grantee"), whose tax mailing address is **5033 Marc Dr, Nashville, TN 37211,** with quitclaim covenants, all the right, title, interest and claim which the said Grantor has in the following described real estate:

SITUATED IN THE COUNTY OF DAVIDSON AND STATE OF TENNESSEE.

BEING LOT NO. 62 ON THE PLAN OF THE RESUBDIVISION OF LOTS NOS. 62 AND 63 OF HARVARD ESTATES, SECTION 3, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 4715, PAGE 172, CORRECTED IN BOOK 4917, FOR PAGE 880, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

Assessor's Parcel No: 172 06 0 025.00

Property Address is: 5033 Marc Dr, Nashville, TN 37211

BEING THE SAME PROPERTY CONVEYED TO LINDA K. LEE, A LIFE ESTATE INTEREST AND THOMAS G. LEE, JR. AND ASHLEY J. LEE FROM LINDA K. LEE, DATED 07/05/2018, RECORDED 07/09/2018, DEED INSTRUMENT NO. 20180709-0065883, COUNTY OF DAVIDSON , STATE OF TENNESSEE.

Title to the property hereinabove described is subject to the following: a) real estate taxes and assessments not yet due and payable; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) legal roads and highways; and e) any rights of tenants in possession.

Executed by the undersigned on April 30, 2026:

Linda K. Lee

Linda K. Lee

STATE OF Tennessee
COUNTY OF Davidson

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT **Linda K. Lee**, personally known to me, or has produced driver's license, as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30th day of April, 2026.

Karen R. Campbell
Notary Public

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 8, 2028

Executed by the undersigned on Apr. 30, 2026.

Thomas AKA Thomas Jr

Thomas G. Lee AKA Thomas G. Lee Jr.

STATE OF Tennessee
COUNTY OF Davidson

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT **Thomas G. Lee AKA Thomas G. Lee Jr.**, personally known to me, or has produced driver's license, as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30th day of April, 2026.

Karen R. Campbell
Notary Public

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 8, 2029

Executed by the undersigned on April 30, 2026:

Ashley J. Lee

STATE OF Tennessee
COUNTY OF Davidson

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT **Ashley J. Lee**, personally known to me, or has produced driver's license as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30th day of April, 2026.

Notary Public

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 8, 2029

STATE OF Pennsylvania
COUNTY OF Allegheny

I, or we, 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

Subscribed and sworn to before me on this the 5th day of May, 2026.

Notary Public Christine McClurg

My Commission Expires: 12-14-2029

SEAL

Commonwealth of Pennsylvania - Notary Seal
CHRISTINE MCCLURG - Notary Public
Allegheny County
My Commission Expires December 14, 2029
Commission Number 1411282

Tennessee Certification of Electronic Document

I, Amy Cox, 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 04/30/2026 (date of document).

Affiant Signature

05/06/2026
Date

State of Pennsylvania

County of Allegheny

Sworn to and subscribed before me this 06 day of MAY, 2026.

Beth Ann Henderson Notary's Signature

MY COMMISSION EXPIRES 05/23/2029

NOTARY'S SEAL

COMMONWEALTH OF PENNSYLVANIA - NOTARY SEAL
Beth Ann Henderson, Notary Public
Allegheny County
My Commission Expires 5/23/2029
Commission # 1069923