Karen Johnson Davidson County
Batch# 1432702 DEEDQC
06/11/2026 10:19:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260611-0053032

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

AMANDA MOORE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

The actual consideration or value for this transaction is $0.00.

Brenda M. Vaughan
Affiant

Sworn to and subscribed before me this 10th day of June, 2026.

Amanda Moore
NOTARY PUBLIC

My Commission expires: 2-26-28

THIS INSTRUMENT WAS PREPARED BY:
Amanda Moore | Tennessee Center for Estate & Elder Law, PLLC
718 South Church Street, Murfreesboro, TN 37130

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO.**
Dennis Shane Vaughan, Trustee Brenda Melton Vaughan Irrevocable Trust 704 Yvonne Drive Goodlettsville, TN 37072	Brenda Melton Vaughan 704 Yvonne Drive Goodlettsville, TN 37072	143H F 01700

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, I, Brenda Melton Vaughan, (hereinafter called "Grantor") do hereby release and forever quitclaim unto Dennis Shane Vaughan, Trustee of the Brenda Melton Vaughan Irrevocable Trust dated June 10, 2026, (hereinafter called "Grantee"), and his successor trustees, all my right, title, and interest in and to the following described tract of land in Davidson County, Tennessee:

BEING the easterly 25 feet of Lot No. 15 and the westerly 45 feet of Lot No. 17 on the Map of John L. Gordon's Subdivision, of record in Book 843, Page 61, in the Register's Office for Davidson County, Tennessee.

Said parts of said lots adjoin and front together 70 feet on the northerly side of Gordon Terrace and run back between lines, the distance not shown on said plan, to a dead line in the rear, measuring 70 feet thereon.

BEING the same property inherited by Brenda Melton Vaughan upon the death of her mother, Novia L. Melton, as evidenced by an Affidavit of Heirship by Tammie Reddy Broadbent dated and recorded April 10, 2026, as Instrument No. 20260410-0029416 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 107 Gordon Terrace, Nashville, Tennessee 37207.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED. NO NEW SURVEY WAS PERFORMED.

WITNESS my hand this 10th day of June, 2026.

Brenda M. Vaughan

BRENDA MELTON VAUGHAN

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Brenda Melton Vaughan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged that she is the maker of this instrument and that she executed the foregoing instrument for the purpose contained therein.

WITNESS my hand and seal, this 10th day of June, 2026.

Amanda Moore My Commission Expires: 2-26-28

Notary Public

AMANDA MOORE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Certificate of Authenticity

I, **Cynthia Beatty**, do hereby make an 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 **06/10/2026**.

Name: **Cynthia Beatty**
Title: **Assistant Secretary**
Date **06/10/2026**
STATE OF Tennessee
COUNTY OF **Rutherford**

Sworn to and subscribed before me on **06/10/2026.**

Notary Public: **Brooke C. Travis**
My Commission Expires: **07/08/2028**
Commission #: **N/A**

