This instrument was prepared by:

Chase A. Moore
Attorney at Law
2801 Noonan Dr.
Nashville, TN 37206

Karen Johnson
Batch # 1433419
06/15/2026 02:42:59 PM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20260615-0054029

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

AFFIANT

Subscribed and sworn to before me this 12th day of June, 2026.

NOTARY PUBLIC

My Comm Expires: 5/8/28

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2028

Address New Owner as follows:	**Send Tax Bills to:**	**Map-Group-Parcel Numbers:**
BOBBY G. GAINES, JR. **BRENDA E. GAINES RAGER** **2018 Graceland Dr.** **Goodlettsville, TN 37072**	Same as Owner	**053 05 0 015.00**

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **SHERRY EZELL SCHLOSSNAGLE**, as owner and in consideration of the sum of Zero and No/100 Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto **BOBBY G. GAINES, JR. and BRENDA E. GAINES RAGER** as joint tenants, their heirs and assigns, all of their right, title and interest in and to a certain tract [parcel] of land in Davidson County, Tennessee, which is described as follows:

Land in Davidson County, Tennessee, being Lot No. 155 on the Plan of Sequoyia Valley, Section 3, of record in Plan Book 4460, page 83, Register's Office for said County.

Said Lot No. 155 fronts 113.4 feet on the westerly margin of Cheyenne Boulevard and extends back 244.7 feet on the northerly line and 250.5 feet on the southerly line to a broken line in the rear, measuring 85.9 feet thereon.

Being the same property conveyed to Sherry Ezell Schlossnagle by deed from Bobby G. Gaines, Jr, Administrator of the Estate of Theo Howard Ezell, Case # 26P-93 in the Seventh Circuit Court of

Davidson County, Tennessee of record at Instrument Number 20260615-0054028, Register of Deeds for Davidson County, Tennessee.

This legal description obtained from previous deed of record provided by the parties involved.

Said property is transferred subject to such limitations, restrictions, and encumberances as may affect the premises.

**The preparer of this deed makes no representation as to the title of property described or as to the accuracy of its description herein conveyed as it was prepared without benefit of title search or survey; but strictly by documents provided by the parties involved. The preparer was not responsible for closing this transaction or reporting this transaction to the Internal Revenue Service pursuant to IRS Section 6045(e) or other applicable law.

WITNESS my hand this 5th day of June, 2026.

Sherry Schlossnagle

SHERRY EZELL SCHLOSSNAGLE, Grantor

WITNESS my hand this 5th day of June, 2026.

STATE OF NEW YORK

COUNTY OF CLINTON

Personally appeared before me, Gabriel Lutz, a Notary Public, in and for said County and State, **SHERRY EZELL SCHLOSSNAGLE, GRANTOR**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this the 5th day of June, 2026.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 10/25/2027

Notarized online using audio-video communication technology

Gabriel Robert Lutz
Online Notary Public
State of New York
Clinton County
Commission #: 01LU0014861
Commission Expires: 10/25/2027

CERTIFICATE OF AUTHENTICITY

I, Kara Wall, 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 6/12/26.

Date

Affiant Signature

6/12/26

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 12th day of June, 20 26.

Notary's Signature

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2028

My Commission Expires: 5/8/28

Date

Notary's Seal (if on paper)