Karen Johnson Davidson County
Batch# 1434816 DEEDQC
06/16/2026 02:07:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20260616-0054583

File No: 2006225110
Grantor's Loan No. 6000361417

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:
Donald Mapes Jr. and Kim Mapes, 5709 Shetland Ct, Nashville, TN 37211

Exempt: 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: 172-01-0-017-00

QUITCLAIM DEED

Donald Mapes Jr., married, ("Grantor"), of 5709 Shetland Ct, Nashville, TN 37211, for and in consideration of $0.00 (Zero Dollars and Zero Cents) releases and quitclaims to **Donald Mapes Jr.** and **Kim Mapes,** husband and wife as joint tenants with right of survivorship, ("Grantee"), whose tax mailing address is 5709 Shetland Ct, Nashville, TN 37211, all the right, title, interest and claim which the said Grantor has in the following described real estate in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 44 ON THE PLAN OF THE HIGHLANDS, SECTION THREE OF RECORD IN PLAT BOOK 5050, PAGE 14, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

Parcel No 172-01-0-017-00

Property Address is: 5709 Shetland Ct, Nashville, TN 37211

BEING THE SAME PROPERTY CONVEYED TO DONALD MAPES JR., A MARRIED MAN BY WARRANTY DEED FROM KEVIN T. ELKINS AND JENNA M. ELKINS, HUSBAND AND WIFE, DATED 08/09/2024, RECORDED 08/13/2024, DEED INSTRUMENT NO. 20240813-0061383, 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 June 4, 2026:

Donald Mapes 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 **Donald Mapes Jr.**, personally known to me, or has produced Drivers 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 4 day of June, 2026.

Notary Public

SADIQUA HAMDAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

my Commission Expires:
1/22/29

STATE OF TN
COUNTY OF DAVIDSON

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 4 day of June, 2026.

Notary Public

My Commission Expires: 1/22/29

SEAL

SADIQUA HAMDAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Nathaniel Bobak, 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 6/4/26 (date of document).

NJ/W.DK
Affiant Signature

06/05/2026
Date

State of Pa

County of Allegheny

Sworn to and subscribed before me this 5th day of June, 2026.

Lindsey Seltmann
Notary's Signature

MY COMMISSION EXPIRES: November 23, 2028

NOTARY'S SEAL

Commonwealth of Pennsylvania - Notary Seal
Lindsey Seltmann, Notary Public
Allegheny County
My commission expires November 23, 2028
Commission number 1387661
Member, Pennsylvania Association of Notaries