Karen Johnson Davidson County
Batch# 1434937 DEEDQC
06/16/2026 04:04:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260616-0054698

RECORD AND RETURN TO:
Dennis R. Harold, Jr. and
Eve Morgan
338 Huntington Ridge Dr
Nashville, TN 37211

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 day of June, 2026.

NOTARY PUBLIC

My commission expires: _____

JENNIFER L. PENNELL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 05-29-2030

THIS INSTRUMENT PREPARED BY:
Jennifer L. Pennell, 580 Franklin Road, Suite 203, Franklin, TN 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis R. Harold, Jr. and Eve Morgan 338 Huntington Ridge Dr Nashville, TN 37211	Same as Address of New Owner	161-11-0A-187.00

FOR AND IN CONSIDERATION of the sum of ZERO and NO/100 ($0.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **Dennis R. Harold, Jr, an unmarried man**, hereinafter called the Grantor(s), has quitclaimed and by these presents does hereby quitclaim all his right, title and interest unto **Dennis R. Harold, Jr. and Eve Morgan as tenants in common with rights of survivorship,** hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 187 on the Plan of Huntington Ridge Townhouses of record in Book 4675, Page 9, Register's Office for said County, to which reference is here made for a more complete and accurate description of said lot.

Being the same property conveyed Beverly Ann Harold, a widower, and Dennis R. Harold, Jr., an unmarried man from Beverly Ann Harold by Quitclaim Deed dated September 8, 2023 of record in Instrument No. 20230912-0071640 in the Office of the Davidson County Register of Deeds. Beverly Ann Harold having passed away on August 31, 2025, leaving Dennis R. Harold, Jr. as the surviving tenant.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

WITNESS MY HAND, this 12th day of JUNE, 2026.

Grantor

Dennis R. Harold, Jr

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, JASON C. NGUYEN, **Dennis R. Harold, Jr.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 12th day of June, 2026.

JASON C. NGUYEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
MY COMM. EXPIRES MAY 14, 2029

Notary Public

JASON C. NGUYEN
Printed Notary Name

My commission expires: 5/14/29

THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED. NO TITLE WORK REQUESTED OR PERFORMED

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 June 12, 26 (date of document).

Jennifer Pennell

June 16, 26

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this June 16, 2026.

DAVID P. WEBBER
TENNESSEE NOTARY PUBLIC
My Comm Exp. October 20, 2026
COUNTY OF WILLIAMSON

Notary's Signature

My Commission Expires: _____

Notary's Seal