THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

Karen Johnson Davidson County
Batch # 1442539 DEEDQC
07/06/2026 01:44:52 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20260706-0060567

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0.

Affiant

Subscribed and sworn to before me, this 15th day of June, 2026.

Notary Public

My commission expires: 7-22-26

KAREN K. VALENTINE STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
SIGNATURE TITLE SERVICES, LLC
636 GRASSMERE PARK, SUITE 130A
NASHVILLE, TN 37211

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Erin Dias, Trustee of The McRary Family Trust	**New Owner(s)**	**09504011900**
PO BOX 695	**PO BOX 695**	
Madison, TN 37116	**Madison, TN 37116**	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Kristen Elaine McRary, unmarried** " GRANTOR", by these presents, does hereby quitclaim and convey unto **Erin Dias, Trustee of The McRary Family Trust,** herein called "GRANTEE," it successors and assigns, all of his rights, title and interests in and to a certain tract or parcel of land in **Davidson County, Tennessee.**

Land in Davidson County, Tennessee, being Lot No. 81, Map of Eva-Mor-Heights, of record in Book 1424, Page 149, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.

Being the same property conveyed to Kristen Elaine McRary, unmarried, by Warranty Deed from Amy Templeton, Successor Trustee of the Katherine Burnette Templeton Trust U/W dated 12/6/1988, dated August 30, 2007, of record in Instrument No. 20070904-0105754, in the Register's Office for Davidson County, Tennessee.

This is **improved** property known as: 209 Ridgeway Dr., Nashville TN 37214.

WITNESS our hands this 12th day of June, 2026.

Kristen Elaine McRary

Kristen Elaine McRary

STATE OF North Carolina

COUNTY OF Burke

Personally appeared before me, a Notary Public of said County and State, **Kristen Elaine McRary,** the within named Grantor, 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, at office, this 12th day of June, 2026.

Sherry D Patt

Notary Public

My Commission Expires: June 12, 2029

SHERRY D PATT
NOTARY PUBLIC
Burke County
State of North Carolina
My Comm. Expires June 12, 2029