Karen Johnson Davidson County
Batch# 1442744 DEEDQC
07/07/2026 09:14:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20260707-0060866

Prepared By:	Record and Return To:	New Owner Name and Tax Mailing Address:
VidmarLaw, LTD John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	Stewart 500 N Broadway, Suite 900 St. Louis, MO 63102	Brent Vaziri 117 Woodward Hills Place Brentwood, TN 37027-4236

Order Number: VISACF261032224

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Brent Vaziri, divorced and not remarried, and Pamela O. Vaziri, divorced and not remarried,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Brent Vaziri, an unmarried man,** whose address is 117 Woodward Hills Place, Brentwood, TN 37027-4236, all the Grantor(s) interest in the following described real property located in Davidson County, State of Tennessee and further described as follows:

Being Lot No. 14 on the plan of Revised Final Plat Woodward Hills, as shown on plat of record in Plat Book 9700, Page 900, amended in Book 11766, Page 32, Register's Office for Davidson County, reference to which is hereby made for a more complete description.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all matters shown on the plat of record in Plat Book 9700, Page 900, amended in Book 11766, Page 32, in the Register's Office for Davidson County, Tennessee.

Subject to covenants, conditions, easements and restrictions of record in Book 11643, Page 319, amended in Book 11766, Page 34 and Instrument No. 20006210061752, together with all amendments thereto, which may provide for association dues, fees and/or assessments, in addition to any easements; reservations; covenants; building set back requirements, option to purchase, right of first refusal and any special assessments which may come due but omitting any such covenant or restriction based on race, color, religion,

sex, familial status or national origin.

Subject to the Charter of Woodward Hills Homeowners' Association, Inc., of record in Instrument No. 20005020043930, in the Register's Office for Davidson County, Tennessee. By-Laws of Woodward Hills Homeowners' Association of record in Instrument No. 200005020043931, File No.: 01288-27136 in the Register's Office for Davidson County, Tennessee.

Subject to (1) an applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

Subject to all other easements, restrictions and other matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Numbers: 159-16-0-014.00 Alternate APN:203635
Street address of property: 117 Woodward Hills Place, Brentwood, TN 37027-4236

Prior Instrument Reference by which Grantor(s) acquired title: Instrument 20150819-0083669, in the Register's Office, Davidson County, Tennessee.

Signed this 22nd day of June, 2026

Signature of Grantors (1of 2):

Brent Vaziri

STATE OF TN, COUNTY OF Davidso, SS:

BE IT REMEMBERED That on this 22 day of June, 2026, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Brent Vaziri, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be his free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

My Com Exp 07/03/28

ANN STATHOS DONNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Signed this 18th day of June, 2026

Signature of Grantors (2 of 2):

Pamela O. Vaziri

Pamela O. Vaziri

STATE OF TN, COUNTY OF Williamson, SS:

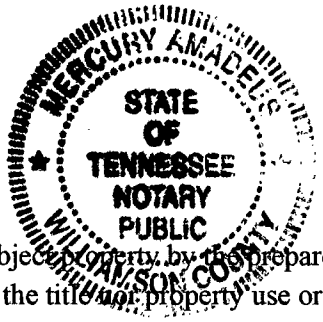
BE IT REMEMBERED That on this 18th day of June, 2026, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Pamela O. Vaziri, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

M. Adams

Notary Public

7/17/2029



No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

County Parcel Number: 159-16-0-014.00 Alternate APN:203635
Street address of property: 117 Woodward Hills Place, Brentwood, TN 37027-4236

Oath of Consideration

I or we, Darren Watt, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 10.00.

Signed this 29th day of June, 2026.

Signatures of Affiant(s):

Sworn and subscribed before me this 29 day of June, 2026

Notary Public

MOLLY J WOLFE
Notary Public - Notary Seal
STATE OF MISSOURI
St. Louis City
My Commission Expires: Jan. 05, 2030
Commission #26211716

Tennessee Certification of Electronic Document

I, Serena McKissick 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 10/22/2026 (date of document).

Serena McKissick
Affiant Signature

July 1, 2026
Date

State of Missouri

County of St. Louis City

Sworn to and subscribed before me this 1 day of July, 2026.

Darren W. Watt
Notary's Signature

MY COMMISSION EXPIRES: 7/12/2026

NOTARY'S SEAL

DARREN W. WATT
Notary Public - Notary Seal
STATE OF MISSOURI
St. Louis City
My Commission Expires: Jul. 12, 2026
Commission #22966804

202607070060866