Karen Johnson
Batch # 1443456
07/09/2026 08:17:22 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260709-0061831

QUITCLAIM DEED

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL ID.
Peter Hedera & Patricia Uherova, Co-Trustees Hedera Tennessee Community Property Trust 4117 General Bate Drive Nashville, TN 37204	same as new owner	132 01 0B 002.00

THIS INSTRUMENT WAS PREPARED BY:
Elizabeth L. Adams, Attorney - 7100 Hardwood Lane - College Grove, TN 37046
Phone: 615-293-5598 - Fax: 615-791-6096 - Email: eadams@adamslaw-tn.com

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is $-0-

PETER HEDERA, Affiant

Subscribed and sworn to before me this 6 day of July, 2026.

NOTARY PUBLIC
My Commission Expires: March 9, 2027.

ELIZABETH L. ADAMS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, PETER HEDERA and wife, PATRICIA UHEROVA, "Grantor," by these presents, does hereby quitclaim and convey unto PETER HEDERA AND PATRICIA UHEROVA, AS CO-TRUSTEES OF THE HEDERA TENNESSEE COMMUNITY PROPERTY TRUST, dated July 6, 2026, "Grantee," their successors and assigns all of their interest in and to the following described property with all improvements located thereon, lying situate and being in Davidson County, Tennessee, bounded and described as follows:

> LAND in Davidson County, Tennessee, being Unit No. 2, together with the appurtenant interest in the common elements of Outer Townhomes, a Horizontal Regime with Private Elements established by the Declaration of Covenants, Conditions, and Restrictions, of record in Instrument No. 20060515-0056676, Register's Office for Davidson County, said Unit being depicted on the Plan attached as Exhibit "B" to the aforementioned Declaration of Covenants, Conditions, and Restrictions and being located upon Lot No. 122 on the Plan of Rolling Meadows of record in Plat Book 1424, Pages 98 and 99, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Peter Hedera and wife, Patricia Uherova, by deed from Melissa Doerr, unmarried, of record in Instrument No. 20110930-0075890, Register's Office for Davidson County, Tennessee.

This is improved property known as 4117 General Bate Drive, Nashville, TN 37204.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 6 day of July, 2026.

PETER HEDERA

PATRICIA UHEROVA

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PETER HEDERA and PATRICIA UHEROVA with whom I am personally acquainted, and who acknowledged that he and she executed the within instrument for the purposes therein contained.

WITNESS, my hand and official seal this 6 day of July, 2026.

My Commission Expires: March 9, 2027.

Notay Public

ELIZABETH L. ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY