Karen Johnson Davidson County
Batch# 1443998 DEEDQC
07/10/2026 01:43:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260710-0062536

This instrument was prepared by:
Jelks Law, PLLC
P.O. Box 8514
Chattanooga, TN 37414

GRANTEE NAME & ADDRESS:
Martha R. Sergel and
Conrad R.H. Sergel, Trustees
9 Derby Brook Way
Hingham, MA 02043

MAIL TAX NOTICES TO:
Martha R. Sergel and
Conrad R.H. Sergel
9 Derby Brook Way
Hingham, MA 02043

MAP PARCEL NUMBER:
131 03 0B 128.00

QUITCLAIM DEED

Grantors, Conrad Roger Sergel and Martha R. Sergel, a married couple, for valuable consideration, the receipt and sufficiency of which is hereby acknowledged, release and quitclaim to Grantees, Martha R. Sergel and Conrad R.H. Sergel, as Trustees of the Derby-Arden Realty Trust dated December 2, 2025 and any amendments thereto, all of their rights, title, and interest in the property commonly known as 4400 Belmont Park Terrace #128 Nashville, TN 37215 with the following legal description:

> Land in Davidson County, Tennessee being Building Site No. 128 on the plan of Section Two Arden Place of record in Book 4675, page 119, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.
>
> THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been prorated as of the date of closing and assumed by the Grantee herein.
>
> Prior title may be found in Instrument No. 20201103-0128333, in the Register's Office of Davidson County, Tennessee.

Grantors and Grantees acknowledge that this Deed was prepared by information furnished by them. No title examination has been made and preparer shall have no liability for the status of title to the property or for the accuracy of such information.

[SIGNATURES ON THE FOLLOWING PAGES]

Conrad Roger Sergel, Grantor

Martha R. Sergel, Grantor

COMMONWEALTH OF MASSACHUSETTS)
) ss.
COUNTY OF PLYMOUTH)

On this day, June 30th, 2026 before me, the undersigned notary public, personally appeared Conrad Roger Sergel and Martha R. Sergel, proved to me through satisfactory evidence of identification, which were personal knowledge of identity and their Massachusetts driver's licenses, to be the persons whose names are signed to the preceding instrument, and who swore or affirmed to me that they signed it voluntarily for its stated purpose.

Subscribed, sworn to, and acknowledged before me by the said Conrad Roger Sergel and Martha R. Sergel, on this day, June 30th, 2026.

DANIELLE G. VAN ESS
NOTARY PUBLIC
Commonwealth of Massachusetts
My Commission Expires
August 31, 2029

Notary Public: Danielle G. Van Ess
My commission expires: August 31, 2029

OATH OF VALUE

I hereby swear and/or affirm that the actual consideration for this transfer is $0.00.

Affiant

STATE OF TENNESSEE)
COUNTY OF HAMILTON)

Sworn to and subscribed before me this 10th day of July, 2026.

Notary Public

ALEXANDRIA F. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
HAMILTON COUNTY
MY COMMISSION EXPIRES JUNE 09, 2030

CERTIFICATE OF AUTHENTICITY

I, Amanda N. Jelks, 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 30, 2026.

Amanda N. Jelks

07/10/2026
Date

STATE OF TENNESSEE)
COUNTY OF HAMILTON)

Sworn to and subscribed before me on 07/10/2026.

Alexandria F. Williams, Notary Public
My Commission Expires 06/09/2030

