Karen Johnson Davidson County
Batch# 1445872 DEEDQC
07/14/2026 10:53:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260714-0063395

THIS INSTRUMENT PREPARED BY: Yvette L. Meldrum, Attorney at Law Mid-State Title & Escrow, Inc. Royal Oaks Trade Center 128 Holiday Court, Suite 125 Franklin, TN 37067 (615) 790-3156 This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax-related matters. No title examination or settlement has been performed and Mid-State Title and Escrow, Inc. shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax-related counsel. **This Instrument is to be treated as a Quitclaim Deed under T.C.A. § 67-4-409(a)(1)(D), as amended.** File No.: 2025-0519	STATE OF TENNESSEE] COUNTY OF WILLIAMSON] The actual consideration or value, whichever is greater, for this transfer is $-0-. Affiant Sworn to and subscribed to before me this 13 day of July 2026. Notary Public My commission expires: 1.21.29 JAMES K STERLING STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY
Name and Address of New Owner: Andriy Saldayev 7816 Sawyer Brown Road Nashville, TN 37221	**Parcel ID:** 128 10 0 216.00
Send Tax Bills To: Owner	
Street Address of Subject Property: 7816 Sawyer Brown Road Nashville, TN 37221	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Yana Voshchina** hereinafter called "**GRANTOR,**" hereby conveys and quitclaims unto **Andriy Saldayev** hereinafter called "**GRANTEES,**" his heirs and assigns, all of her right, title and interest, if any, in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 2A, on the Plan of Zone Lot Division of Lot No. 2, Clunan Heights Subdivision, Section 2, of record in Plat Book 6250, Page 27 and amended in Book 6250, Page 362, Register's Office for said County, to which Plan reference is hereby made for a more complete description

Being the same property conveyed to Andriy Saldayev and spouse Yana Voshchina by warranty deed of Shelia Mantegani and Steven Mantegani, husband and wife of record in Instrument #20230630-0050076, Register's Office, Davidson County, TN dated June 28, 2023, recorded June 30, 2023.

WITNESS my hand this 13 day of July, 2026.

BY: Yana Voshchina
Yana Voshchina

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **Yana Voshchina**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they/he/she, the within named bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 13 day of July, 2026.

NOTARY PUBLIC

My commission expires: 5.19.2030

J MERSCH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-19-2030

True Copy Certification

I, Yvette Meldrum, 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 July 13, 2026.

Affiant Signature _____

July 13, 2026

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 13 day of July 2026.

_____
Notary's Signature

MY COMMISSION EXPIRES: 1.21.29

JAMES K STERLING
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY