Karen Johnson
Batch # 1452618
07/30/2026 09:01:00 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260730-0069979

THIS INSTRUMENT PREPARED BY:
Southland Law Group, PLLC
216 Centerview Dr., Suite 360
Brentwood, TN 37027

NEW OWNER:
RW Heritage Nashville, LLC
4714 Howard Ln.
College Park, MD 20740

SEND TAX BILLS TO:
NEW OWNER

MAP/PARCEL:
081-11-0-311.00

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **Jason Yizar and Devika Yizar, husband and wife,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **RW Heritage Nashville, LLC, a Tennessee Limited Liability Company**, our entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County Tennessee, being part of Lot No 289 on the plan of McGavock, Wetmore and Other's Second Addition, calld the Addition to the Town of McGavock, as of record in Book 21, Page 41, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Beginning at a point in the Easterly margin of 16th Avenue North, formerly Hendershott Street, at the corner of Lots 289 and 290 and runs thence Easterly with the dividing line between said two lots, 170 feet, more or less, to a point, thence Northerly and parallel with 16th Avenue North, 25 feet , thence Westerly and parallel wit the Sount line of said Lot No. 289, 120 feet, more or less, to the Easterly margin of said Avenue, thence with the Easterly margin of said Avenue, Southerly 25 feet to the point of beginning.

Being the same property conveyed to Jason Yizar and Devika Yizar, husband and wife by Warranty Deed from Premier Home LLC, a Tennessee Limited Liability Company of record in Instrument No. 20250303-0015465, Register's Office for Davidson County, Tennessee.

This is improved property known as: 1748 16th Avenue North, Nashville, TN 37208.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS our hands this the 22nd day of July 2026.

Jason Yizar

Devika Yizar

STATE OF MARYLAND
COUNTY OF Prince Georges

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Jason Yizar and Devika Yizar, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath acknowledged themselves to be the within named bargainors and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal on this the 22nd day of July 2026.

Notary Public

BETH NWOJI NOTARY PUBLIC PRINCE GEORGE'S COUNTY, MARYLAND

Beth Nwoji
NOTARY PUBLIC
Prince George's County, Maryland
My Commission Expires 10/13/2029

My commission expires: 10/13/2029

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this the 24th day of July, 2026.

Notary Public

JOHN M. WELLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 3/9/2027