Karen Johnson Davidson County
Batch # 1456787 DEEDQC
08/10/2026 12:07:57 PM 7 pgs
Fees: $37.00 Taxes: $0.00
20260810-0073455

RECORDING REQUESTED BY:

Mark Schmeichel

Gretchen Schmeichel

(Above reserved for official use only)

INSTRUMENT PREPARED BY:
Abigail Alonzo
9111 Sawyer Brown Road
Nashville, Tennessee 37221

SEND TAX STATEMENTS TO:
Gretchen Schmeichel
928 E. Santa Ana Street
Anaheim, California 92805

RETURN DEED TO:
Gretchen Schmeichel
928 E. Santa Ana Street
Anaheim, California 92805

Map and Parcel # 142-09-0H-082.00-CO
Prior Instrument Reference: Instrument No. 20260324-0023231, and corrected by Scrivener's Affidavit appearing in Instrument No. 20260402-0026446, Register's Office for Davidson County, Tennessee

QUIT CLAIM DEED FOR TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THIS DEED is made this day of 8/1/2026, by and between the **"Grantors",**

Abigail Alonzo, an unmarried individual residing at 9111 Sawyer Brown Rd., Nashville, TN 37221

AND the **"Grantees,"**

Gretchen Schmeichel and Mark Schmeichel, wife and husband residing at 928 E. Santa Ana St., Anaheim, California 92805

FOR VALUABLE CONSIDERATION of the sum of one dollar ($1.00), the receipt and sufficiency of which is hereby acknowledged, Grantors hereby quitclaim to Grantees and Grantees' heirs and assigns forever, all of Grantors' rights, titles, interests, and claims in or to the following described real estate (the **"Property"**), together with all hereditaments and appurtenances belonging thereto, located in Davidson County, Tennessee, subject to any restrictions herein:

Property Address: 9111 Sawyer Brown Road, Nashville, Tennessee 37221

Legal Description: Land in Davidson County, Tennessee, Unit No. 9111, together with the Carport designated No. 9111-C in REVISED, CONDOMINIUM APARTMENTS, RIVER PLANTATION SECTION IX – PHASE 11A, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the Plat of REVISED, CONDOMINIUM APARTMENTS, RIVER PLANTATION SECTION IX – PHASE 11A, recorded in Plat Book 7900, Page 476, Register's Office for Davidson County, Tennessee and described in a Master Deed recorded in Book 8061, Page 341, and further described in annexation document of record in Book 8494, Page 628, and amendment recorded in Book 9326, Page 713, Supplemented in Instrument No. 20041124-0140994, and amendment to By-Laws recorded in instrument No. 20180501-0041146, Register's Office for Davidson County, Tennessee.

Being the same property as conveyed to Mark Schmeichel, Gretchen Schmeichel and Abigail Alonzo in Instrument No. 20260324 - 0023231, and corrected by Scrivener's Affidavit appearing in Instrument No. 20260402 - 0026446, Register's Office for Davidson County, Tennessee, which is the previous and last conveyance.

Subject to the following encumbrances and/or other restrictions:

1. This property is subject to any and all easements, restrictions and matters shown of record in the Register's Office for the County of Davidson, Tennessee.
2. Taxes for the year 2026 and subsequent years.

Vesting Information / Property Interest: Joint tenants with right of survivorship, not as tenants in common.

[SIGNATURE PAGE FOLLOWS]

Signatures

Grantors signed, sealed, and delivered this quit claim deed to Grantees on 8/1/2026 (date).

Grantor (or authorized agent)

x/ [signature]

Print Name: Abigail Alonzo

NOTARY ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On 8-1-26 before me, Abigail Alonzo, personally appeared **Abigail Alonzo,** personally known to me or proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Commission Expires: Mar 8 2028

Notary Public, Tennessee

CHRISTY A PEREZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Oath of Value

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned, being the _____ Grantee _____ Grantee's Agent _____ Trustee acting for Grantee, hereby states under oath that the actual consideration paid for the transfer of the real property described in this instrument is $__1.00_____.

This is a Quit Claim Deed, and pursuant to Tennessee law, the transfer tax is based solely on the actual consideration stated above.

Affiant understands that the making of any false statement known to be false respecting the consideration or value of the property transferred is punishable as perjury.

Signature: _____
Printed Name: Abigail Alonzo
Date: 8/1/2026

On 8.1.26 before me, Christy A. Perez, [___ personally appeared] [___ personally appeared by audio-video communication] Abigail Alonzo, personally known to me or proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Commission Expires: Mar 8 2028

_____
Notary Public, ~~California~~ Nevada

CHRISTY A PEREZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Oath of Value

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The undersigned, being the X Grantee ____ Grantee's Agent ____ Trustee acting for Grantee, hereby states under oath that the actual consideration paid for the transfer of the real property described in this instrument is $__1.00_____.

This is a Quit Claim Deed, and pursuant to Tennessee law, the transfer tax is based solely on the actual consideration stated above.

Affiant understands that the making of any false statement known to be false respecting the consideration or value of the property transferred is punishable as perjury.

Signature: Gretchen Sch

Printed Name: Gretchen Schmeichel

Date: 7/31/2026

On _____ before me, _____, [__ personally appeared] [__ personally appeared by audio-video communication] _____, personally known to me or proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. See Attached Form

WITNESS my hand and official seal.

Commission Expires: _____

_____

Notary Public, California

CALIFORNIA ACKNOWLEDGMENT **CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Orange

On 7/31/2026 (Date) before me, Moises Caracheo, Notary Public (Here Insert Name and Title of the Officer)

personally appeared Gretchen Schmeichel (Name(s) of Signer(s))

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

MOISES CARACHEO
Notary Public - California
Orange County
Commission # 2449825
My Comm. Expires Jun 10, 2027

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Oath & Value

Document Date: 7/31/2026 Number of Pages: 1

Signer(s) Other Than Named Above: N/A

Capacity(ies) Claimed by Signer(s)

Signer's Name:	Signer's Name:
☐ Corporate Officer – Title(s):	☐ Corporate Officer – Title(s):
☐ Partner – ☐ Limited ☐ General	☐ Partner – ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator
☐ Other:	☐ Other:
Signer is Representing:	Signer is Representing:

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