QUITCLAIM DEED

Karen Johnson Davidson County
Batch # 1465461 DEEDQC
09/01/2026 09:47:32 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260901-0080482

LILLIANNE J HAATAJA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Mark Edward Newcomb
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 7th day of August, 2026.

Lillianne J Haataja
Notary Public

COMMISSION EXPIRES: My Commission Expires March 5, 2030
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title & Escrow Series, LLC, 277 Mallory Station Road, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).:
Mark Edward Newcomb and Michael Emmett Tavarez, a married couple	Mark Edward Newcomb and Michael Emmett Tavarez, a married couple	072 13 0D 001.00
(Name) 2410B Inga St. Nashville, TN 37214	2410B Inga St. Nashville, TN 37214	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **Mark E. Newcomb a/k/a Mark Edward Newcomb**, hereinafter referred to as Grantor(s), hereby quitclaim to **Mark Edward Newcomb and Michael Emmett Tavarez, a married couple** his/her/their heirs and assigns forever, all of his/her/their right, title and interest which said Grantor has in the following described real estate, situated in Davidson County, State of Tennessee, to wit

Land in Davidson County, Tennessee, being Unit No. A, recorded on the Declaration of Homes at 2412 Inga Street, of record in at Instrument No. 20140728-0066909, in the Register's Office of Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Mark E. Newcomb, an unmarried man and Brandon W. Wright, an unmarried man, as tenants in common with right of survivorship from Matt Engesath, a married man and Jonathan Jones, a married man by Warranty Deed dated June 22, 2015 and recorded on June 23, 2015, in Instrument No. 20150623-0059980, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Mark E. Newcomb, an unmarried man from Brandon W. Wright, an unmarried man by Quitclaim Deed dated November 22, 2016 and recorded on November 28, 2016, in Instrument No. 20161128-0124622, Register's Office for Davidson County, Tennessee.

Mark E. Newcomb is now a married man.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said Mark E. Newcomb a/k/a Mark Edward Newcomb has hereunto set his/her/their signature, on this, the 7th day of August, 2026.

Mark Edward Newcomb

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State Mark E. Newcomb a/k/a Mark Edward Newcomb, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 7th day of August, 2026.

Notary Public

My Commission Expires: My Commission Expires March 5, 2030

(SEAL)

LILLIANNE J HAATAJA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY