Prepared By
Name: Estate House Law, PLLC
Address: 1831 12th Ave S. #399
Nashville
State: TN Zip Code: 37203

After Recording, Mail Document To Owner/Responsible Taxpayer

Name: DeRon Jenkins
Address: 1433 15th Ave S.
Nashville
State: TN Zip Code: 37212

Map Parcel ID #: 105 05 0 073.00

Karen Johnson Davidson County
Batch# 1466626 DEEDQC
09/01/2026 02:04:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260901-0080791

Space Above This Line for Recorder's Use

TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE
Davidson COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars ($ 10.00) in hand paid to a DeRon Jenkins, a single man (hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to DeRon Jenkins, Trustee of the Jenkins Family Trust dated August 20, 2026, and any amendments thereto (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

Legal Description Insert:

Land in Davidson County, Tennessee, being Lot(s) 10, as shown on the map entitled Block No. 52, of the Subdivision of Lots 37 and 52, O.B. Hayes, Rokeby Plan, of record in Plat Book 547, page 2, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to DY CONSTRUCTION, INC., A TENNESSEE CORPORATION, by deed from GEORGEANNE N. MATTHEWS, UNMARRIED, of record in Instrument No. 20160330-0029971, dated March 28, 2016, said Register's Office.

This is improved property known as: **1433 15th Ave South, Nashville, TN 37212**

Being same property conveyed in Instrument 20181121-0114819

The legal description contained herein was taken from the prior deed of record referenced above, and no new survey was performed in connection with this conveyance. Grantor makes no warranty, express or implied, as to the title, condition, or any matter whatsoever concerning the property conveyed, and Grantee accepts this conveyance subject to all defects, encumbrances, and matters of record, if any.

Grantor's Signature

DeRon Jenkins
Grantor's Name

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that DeRon Jenkins whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, executed the same voluntarily on the day the same bears date.

Given under my hand this 20th day of August, 2026

KATHERINE STAUFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 8, 2027

Notary Public

My Commission Expires: 11/8/27

I/We hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for the transfer is $10.00.

Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed and sworn to before me this 20th day of August, 2026

KATHERINE STAUFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 8, 2027

Notary Public
My Commission Expires: 11/8/27

Tennessee Certification of Electronic Document

I, Katherine Stumpf, 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 8/20/26 (date of document).

Affiant Signature

8/26/26
Date

State of TN

County of Davidson

Sworn to and subscribed before me this 26 day of August, 2026

Notary's Signature

MY COMMISSION EXPIRES: 3-9-27

NOTARY'S SEAL

