Karen Johnson Davidson County
Batch# 1475391 DEEDQC
09/21/2026 10:05:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20260921-0087415

AFTER RECORDING RETURN TO:
Bundle Today
Attn: LegalZoom Dept.
8940 Main Street
Clarence, NY 14031
File No. 594323966-92748897

This document prepared by:
John Windsor, Esq.
8940 Main Street
Clarence, NY 14031
866-333-3081

Tax ID No.: 173-10-0A-142.00

QUITCLAIM DEED

This is a Quitclaim Deed given for no monetary consideration and pursuant to T.C.A. 67-4-409(a)(1)(D) no transfer tax is due.

THIS DEED made and entered into on this 09 day of Sept, 2026 by and between **TaTanisha P. Smith, a married woman who acquired title as an unmarried woman,** residing at 3613 Turfway Ct, Antioch, TN 37013, hereinafter referred to as Grantor(s) and **TaTanisha P. Smith and Derrick Smith, wife and husband, as joint tenants with right of survivorship,** residing at 3613 Turfway Ct, Antioch, TN 37013, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title, interest and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto, located in Davidson County, Tennessee:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Property Address: 3613 Turfway Ct, Antioch, TN 37013

Being the same property conveyed to the Grantor(s) in a Deed recorded on 06/01/2015 under Instrument Number: 20150601-0050224 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

TaTanisha P. Smith

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **TaTanisha P. Smith,** the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville (TN), this 09 day of Sep, 2026.

Notary Public

My Commission expires: 03/09/2027

RAHUL MARUTI JAWALE
State of Tennessee Notary Public
Expires March 09, 2027
DAVIDSON COUNTY, TENNESSEE

VALUATION AFFIDAVIT

I. or we. hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

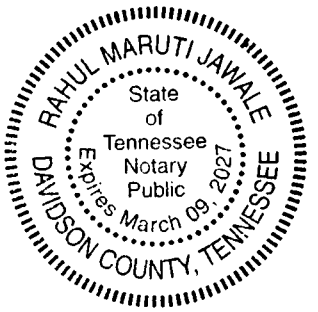
Affiant

Print Name: TaTanisha P Smith

STATE OF Tennessee
COUNTY OF Davidson

Subscribed and sworn to before me this 09 day of Sep, 2026

Notary Public
My Commission Expires: 03/09/2027



Name and address for person(s) responsible for taxes:

TaTanisha P. Smith and Derrick Smith
3613 Turfway Ct
Antioch, TN 37013

Name and address of property owner:

TaTanisha P. Smith and Derrick Smith
3613 Turfway Ct
Antioch, TN 37013

EXHIBIT A
LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being all of Lot No. 86, Phase 2, Section 3, Barnes Bend Estates, of record in Plat Instrument 20140225-0016132. in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

APN: 173-10-0A-142.00

Property commonly known as: 3613 Turfway Ct, Antioch, TN 37013

Tennessee Certification of Electronic Document

I, Frank P. Dec 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 9/9/2026. [date of document]

Affiant Signature

9/21/2026

Date

State of New York

County of Erie

Sworn to and subscribed before me this 21ST day of September, 2026

JAMES ROALDI
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01RO6128100
Qualified in Erie County
Commission Expires June 06, 2029

Notary's Signature

NOTARY'S SEAL