Karen Johnson Davidson County
Batch# 1478304 DEEDQC
09/28/2026 12:57:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260928-0089594

QUITCLAIM DEED



STATE OF TENNESSEE,
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO ME THIS 27th DAY OF SEPTEMBER, 2026.

NOTARY PUBLIC
My commission expires:

THIS INSTRUMENT WAS PREPARED BY:
Emmie Kinnard
ORTALE KELLEY LAW FIRM, PLLC
330 Commerce Street, Suite 110
Nashville, TN 37201
Our File No: 78663

Prepared solely from information provided by and at the direction of the parties to the transaction and without the benefit of an independent title examination.

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL NUMBERS
Douglas and Mary McLaughlin 10 Foxhall Close Nashville, Tennessee 37215	Same	Map 117-09-0-A Parcel 10

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, **MARY B. MCLAUGHLIN, ("Grantor"),** by these presents, does quitclaim, grant and convey all of her right, title and interest unto, **DOUGLAS C. MCLAUGHLIN AND MARY B. MCLAUGHLIN, husband and wife, ("Grantees"),** their successors, heirs, and/or assigns, in and to the following tract of land in Davison County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of Resubdivision of Lots 10 and 12 of Foxhall Close of record in Book 4955, Page 106 as amended in Book 5199, Page 486, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Mary B. McLaughlin by Warranty Deed from Vossland Development, LLC of record in Instrument No. 20051227-0153618, said Register's Office.

Being the same property conveyed to Vossland Development, LLC, a Tennessee limited liability company, by Special Warranty Deed from Wade M. Craig, Jr., Trustee of the Hogan Childrens' Trust of record in Instrument No. 20031003-0146400, said Register's Office.

This conveyance is subject to (a) all matters appearing on the plan of record in Book 4955, Page 106, as amended in Book 5199, Page 486 and Amendment to Plan, of record in Book 5005, Page 136, said Register's Office; (b) restrictive covenants of record in Book 4954, Page 586, Book 5875, Page 873, Book 5832, Page 378, as amended and restated in Instrument No. 20150226-0016797, Instrument No. 20171228-0132013, Instrument No. 20230707-0052100, Instrument No. 20250827-0068732, said Register's Office; and (c) easements of record in Book 6576, Page 21, Book 3401, Page 545, and Book 3947, Page 20, said Register's Office.

Being improved property known as 10 Foxhall Close, Nashville, Tennessee 37215.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 27th day of September, 2026.

Mary B. McLaughlin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Mary B. McLaughlin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this 27th day of September, 2026.

Notary Public

My Commission Expires: May 3 2027

MARY ELIZABETH KINNARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03, 2027

Tennessee Certification of Electronic Document

I, Theresa Parker, 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 September 27, 2026. (Date of document)

Theresa Parker
Affiant Signature

Sept 28, 2026
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 28th day of September, 2026.

Notary's Signature

My Commission Expires: 3-6-29

(*SEAL*)

