Karen Johnson Davidson County
Batch# 1479079 DEEDQC
10/01/2026 10:19:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20261001-0090512

THIS INSTRUMENT PREPARED BY:
Joel S. Stampley, Esq.
BELCHER SYKES HARRINGTON, PLLC
320 Seven Springs Way, Suite 110
Brentwood, TN 37027
(615) 810-8777

THIS DEED HAS BEEN PREPARED BASED UPON INFORMATION SUPPLIED BY THE PARTIES AND NO INDEPENDENT TITLE SEARCH HAS BEEN CONDUCTED.

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NOS.:
Charles Connor Black	SAME	061-11-0-011.00
914 McMahan Avenue		
Nashville, Tennessee 37216		

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance we, **KAREN BLACK and CHARLES BLACK**, wife and husband, do hereby convey to their son, **CHARLES CONNOR BLACK**, all of our right, title and interest in the following described tract or parcel of land located in Davidson County, Tennessee, and described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 16 on the Plan of Phillips Subdivision of record in Plat Book 2083, Page 41, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Karen Black and Charles Black, wife and husband, by Warranty Deed from Bryan Kemp and Jessica Kemp, Trustees of The Bryan and Jessica Kemp Living Trust dated July 7, 2021, of record in Instrument No. 20230726-0057500, Register's Office for Davidson County, Tennessee, dated July 24, 2023, and recorded on July 26, 2023.

This is property more commonly known as 914 McMahan Avenue, Nashville, TN 37216.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

IN WITNESS WHEREOF, we have hereunto set our hands on this 14 day of September, 2026

Karen Black
KAREN BLACK

Charles Black
CHARLES BLACK

STATE OF LOUISIANA)
)
PARISH OF CADDO)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **KAREN BLACK** and **CHARLES BLACK**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office in Shreveport, Louisiana on this 14 day of September, 2026.

Notary Public

My Commission expires: Life

WILLIAM LANCE FOUTS
Notary Public
Notary ID No. 138509
Caddo Parish, Louisiana
My Commission is for life.

STATE OF LOUISIANA)
)
PARISH OF CADDO)

The actual consideration or value of this transfer is $ - 0 -.

Karen Black
Affiant

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

Notary Public
My Commission expires: Life

WILLIAM LANCE FOUTS
Notary Public
Notary ID No. 138509
Caddo Parish, Louisiana
My Commission is for life.

CERTIFICATE OF AUTHENTICITY

I, Joel S. Stampley, do hereby make oath that I am a licensed attorney and/or the custodian or 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 14, 2026.

September 30, 2026
Date

Joel S. Stampley

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 30th day of September, 2026.

Notary Public

LINDA J WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-22-2030

My commission expires:

01/22/2030