Karen Johnson Davidson County
Batch# 1483629 DEEDQC
10/13/2026 03:55:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20261013-0094157

QUIT-CLAIM DEED

SUZANNE M. FOSTER, unmarried, of Franklin County, OH, for valuable consideration paid, grants her interest in the below property to the SUZANNE M. FOSTER REVOCABLE LIVING TRUST DATED 5-8, 2026, SUZANNE M. FOSTER trustee, whose tax mailing address is 7365 Richardson, Rd., Groveport, OH 43125, the following **REAL PROPERTY**: Situated in the State of Tennessee, County of Davidson:

Land in Davidson County, Tennessee, being part of an unnumbered tract as shown on the Plat of S.A. Epperson's Subdivision, of record in Book 161, Page 72, Register's Office for said county, and more particularly described as follows:

Beginning on the Westerly margin of Lischey Avenue, or North Fourth Street, 159-1/2 feet Southerly from the Southerly margin of Taylor and Cleveland Street; thence Southerly with the Westerly margin of said Avenue 59-1/2 feet; thence at right angles Westerly 188 feet, more or less, to the Easterly margin of an alley; thence with said alley Northerly 59-1/2 feet; thence Easterly 188 feet, more or less, to the beginning.

Being the same property conveyed to Enfield Properties, LLC, a Tennessee limited liability company by Warranty Deed from James Austin Downing and Beverly Downing Towry, recorded on the 5th day of November, 2012 in Instrument No. 20121105-0101860, in the Register's Office of Davidson County, Tennessee.

Parcel #: 082-07-0-115.00

Property Address: 836 Lischey Ave., Nashville, TN 37207

Mail Tax Statements to: 7365 Richardson, Rd., Groveport, OH 43125

Prior Instrument Reference 20131220-0128704 of the Deed Records of Davidson County, TN

Witness her hand this 8 day of May, 2026.

Signed and acknowledged in the presence of:

SUZANNE M. FOSTER

State of Ohio)
County of Franklin) ss:

BE IT REMEMBERED, That on this 8 day of May, 2026, before me, the subscriber, a Notary Public in and for said county, personally came SUZANNE M. FOSTER, the Grantor(s) in the foregoing Deed, and acknowledged the signing thereof to be their voluntary act and deed.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my seal on this day and year aforesaid.

Notary Public

NOTARIAL SEAL STATE OF OHIO

Roger L. Weaver
Attorney At Law
NOTARY PUBLIC - STATE OF OHIO
My commission has no expiration date
Sec. 147.03 R.C.

This instrument was prepared by:

Roger L. Weaver, Esq.
Weaver Law Offices, LLC
25 E. Waterloo Street
Canal Winchester, OH 43110
(614) 834-1750

Return after filing to Roger L. Weaver

Auditor's and Recorder's Stamps

* See Section 5302.11 Ohio Revised Code

Certificate of Authenticity

I, Bryce L Weaver, 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 ~~10-2-26~~ 5-8-26

Date

Affiant Signature

10-2-26

Date

State of Ohio

County of Franklin

Sworn to and subscribed before me this 2ND day of October, 2026.

Notary's Signature

MATTHEW B. ROE NOTARY PUBLIC MY COMM. EXP. 07-19-2030 STATE OF OHIO

My Commission Expires: 07-19-2030

Date

Notary's Seal (if on paper)