THIS INSTRUMENT WAS PREPARED BY:
Bankers Title & Escrow Corporation
3310 West End Avenue
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 1483667 DEEDQC
10/14/2026 08:45:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20261014-0094216

New Owner:
Alicia Griffith and Sean Victor Swafford
3560 Brick Church Pike
Nashville, TN 37207

Send Tax Bills To:
Same

Map & Parcel No:
050-02-0A-001.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00) Dollar, cash in hand paid, I, **Alicia Griffith**, the Grantor, have bargained and sold, and do hereby transfer, convey and quitclaim unto **Alicia Griffith and Sean Victor Swafford, husband and wife,** the Grantees, their heirs and assigns forever, all of her rights, title and interests in and to certain real property situated in Davidson County, Tennessee, and being more particularly described as follows:

Land in Davidson County, Tennesse, being Lot No. 1 on the Final Plat for Bell Arbor PUD, Phase 1of Villages at Riverwood, Section One, of record as Instrument 20091221-0115842, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being same property conveyed to Alicia Griffith by deed recorded as Instrument 20220526-0061179, said Register's Office.

The purpose for this conveyance is to create a tenancy by the entireties by and between Alicia Griffith and Sean Victor Swafford, husband and wife.

This real property known as 3551 Brick Church Pike; Nashville, TN 37207.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed for the purposes herein stated by subscribing their signatures this 13th day of October, 2026.

Alicia Griffith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Alicia Griffith** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainors, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 13th day of October, 2026.

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 11-8-27

STATE OF Tennessee
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me this 13 day of Oct, 2026.

NOTARY PUBLIC
My Commission Expires: 11-8-27

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Hillary Monroe Smith, 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 correct copy of the original document executed and authenticated according to law on October 13th, 2026. (date of document).

Signature

Date: October 13th, 2026

STATE OF Tennessee
COUNTY OF Davidson

Sworn and subscribed before me this the 13th day of October, 2026.

Notary Public

My commission Expires: _____

SEAL

