[redacted]

Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

Karen Johnson Davidson County
Batch# 247904 DEEDQC
06/25/2019 09:20:18 AM 2 pgs
Fees: $12.00 Taxes: $0.00



20190625-0061134

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Eric W. Hahn and Sherri W. Hahn, Trustees
Hahn Family Revocable Living Trust
334 Jocelyn Hollow Circle
Nashville, TN 37205

Send Tax Bills To:
New Owner

Map and Parcel No.
09116010300

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Eric W. Hahn**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Eric W. Hahn and Sherri W. Hahn, Trustees, Hahn Family Revocable Living Trust Agreement dated June 12, 2019** ("Grantee"), all of his interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being Lot No. 302 and the easterly 5 feet of Lot No. 304, Block "15" on the plan of Charlotte Park Company's First Addition, of record in Book 57, Page 103, Register's Office for said County.

Said property fronts together 55.00 feet on the southerly margin of Nevada Avenue (formerly Third Avenue) and extends back between parallel lines along the westerly margin of 44th Avenue, North, 150 feet to an alley.

Being the same property conveyed to **Eric W. Hahn**, by Warranty Deed dated March 22, 1990, from **Steven D. Meyers, a single person,** recorded in Book 8070, Page 906, Register's Office of Davidson County, Tennessee.

The property herein conveyed is subject to the matters set forth in the above referenced plan of record in said Register's Office.

This is improved property known as: **4401 Nevada Avenue, Nashville, TN 37209**.

(Description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 12th day of June 2019.

Eric W Hahn by Sherri W Hahn
Sherri W. Hahn, attorney-in-fact of
Eric W. Hahn, under Power of Attorney of
record in Instrument No. 20190614-0057402
Register's Office of Davidson County, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Sherri W. Hahn**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument in behalf of **Eric W. Hahn** as his attorney-in-fact for the purposes therein contained.

Witness my hand and official seal this 12th day of June 2019.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is Zero Dollars ($0).

Sherri W Hahn
Affiant

Sworn to and subscribed to before me, this the 12th day of June 2019.

Notary Public

My Commission Expires:
10/20/2019

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY