THIS INSTRUMENT PREPARED BY: **Elizabeth Ryder Sykes, Esq., 150 Fourth Avenue North, Suite 1820 Nashville, TN 37219; (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.
Felix Andre Hottenstein, Trustee of the Felix Andre Hottenstein Revocable Living Trust	-Same-	Map 82-9 Parcel 57.00
1324 Fifth Avenue North		
Nashville, TN 37208		

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance, I, **FELIX A. HOTTENSTEIN**, do hereby convey to **FELIX ANDRE HOTTENSTEIN, TRUSTEE OF THE FELIX ANDRE HOTTENSTEIN REVOCABLE LIVING TRUST DATED JULY 10, 2019**, all of my right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described as follows:

> Land in the First Civil District of Davidson County, Tennessee, being generally located at the northeast corner of the intersection of 5th Avenue North & Taylor Street and being more particularly described as follows, according to a survey made by Gregory E . Daniels, RLS #1489, of Daniels & Associates, Inc., dated June 11, 2001, as follows:
>
> Beginning at an existing PK Nail on the easterly right-of -way of 5th Avenue North; said point being S 27 deg 16' 15" E, 95.25 feet from the southerly right-of-way of Taylor Street; and proceeding as follows:
>
> 1. Leaving said easterly right-of-way of 5th Avenue North 62 deg. 57' 22" E, 173.92 feet to an existing iron pin on the westerly right-of-way of Alley No. 202.

Karen Johnson Davidson County
Batch# 257816 DEEDQC
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Fees: $17.00 Taxes: $0.00
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2. With said westerly right-of-way of Alley No. 202, S 27 deg 12' 08" E, 21.99 feet to an existing iron pin; thence,

3. Leaving said westerly right-of-way of Alley No. 202, and with the northerly boundary of Mid-South Materials of rocord in Book 9123, page 338, said Register of Deeds for Davidson County, Tennessee, S 62 deg 58' 21" W, 174.08 feet to an existing PK Nail on the easterly right-of-way of 5th Avenue North, thence,

4. With said easterly right-of-way of 5th Avenue North, N 26 deg 45' 23" W, 21.94 feet to the point of beginning.

Being the same property conveyed to Felix A. Hottenstein by Warranty Deed from Keith C. Rheinhardt, unmarried, dated November 7, 2002, of record in Instrument Number 20030106-0001666, Register' s Office for Davidson County, Tennessee.

Felix A. Hottenstein and Felix Andre Hottenstein are one and the same person.

This is improved property known as 1324 5th Avenue North, Nashville, Tennessee 37208.

IN WITNESS WHEREOF, I have hereunto set my hand on this 10th day of July, 2019.

Felix A. Hottenstein

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand in Nashville, Tennessee, on this 10th day of July, 2019.

LINDA J. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 9, 2022

Notary Public

My Commission Expires: July 9, 2022

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Sworn to and subscribed before me
this 10th day of July, 2019.

Notary Public

My Commission Expires: 7/9/2022

LINDA J. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 9, 2022