THIS INSTRUMENT WAS PREPARED BY:
James N. Bryan, Jr.
205 Stokesboro Court
Nashville, TN 37215

| NAME & ADDRESS OF PROPERTY OWNER: | NAME & ADDRESS OF PERSON RESPONSIBLE FOR TAXES | MAP-PARCEL NUMBERS |
|---|---|---|
| Bryan John Dahlhauser, Trustee | | |
| (NAME)<br>5614 Albany Court | (NAME)<br>same | Map/Parcel:<br>071-16-354.00 |
| (NAME)<br>New Orleans, LA 70131 | (STREET ADDRESS) | |
| (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

(FOR REGISTER'S USE)

Karen Johnson Davidson County
Batch# 723850 DEEDQC
09/24/2021 03:59:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210924-0128926

STATE OF LOUISIANA
COUNTY OF ORLEANS
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS
$ -0- AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
20 DAY OF SEPTEMBER, 2021.
NOTARY PUBLIC
MY COMMISSION EXPIRES: LIFE
(AFFIX SEAL)

ROBERT GRACE
Notary Public
State of Louisiana
Jefferson Parish
Notary ID # 145377
My Commission is for Life

**QUITCLAIM DEED**

Arthur Simon Dahlhauser died on February 18, 2021, leaving a Will dated October 8, 2014. The Decedent was predeceased by his wife, Dr. Margaret M. Dahlhauser, who died on November 18, 2020. The Will was admitted to Probate on or about May 5, 2021, in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, being docket number 21P-658. The Will named Bryan John Dahlhauser

as the Executor and the Executor was duly qualified and Letters Testamentary issued. All debts of the Decedent have now been paid. In accordance with the provisions of the Will of Arthur S. Dahlhauser, Bryan John Dahlhauser, Executor of the Estate of Arthur S. Dahlhauser, for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, has bargained and sold and by these presents do hereby convey, release and forever quitclaim unto Bryan John Dahlhauser, Trustee of the Mary Colleen Dahlhauser Testamentary Trust Testamentary Trust, hereinafter called the Grantee, its successors and assigns, all of my right, title and interest in the following described tract or parcel of land in Davidson County, Tennessee as follows:

> LAND in Davidson County, Tennessee, being Lot Number 13 on the Plan of Tom Joy Subdivision, as of record in Book 3600, page 47, Register's Office for Davison County.
>
> Said Lot No. 13 front 57 feet on the westerly side of North 5th Street, and extends back between lines, 189.5 feet on the northerly line and 178.2 feet on the southerly line to a line in the rear on which it measures 76.00 feet.
>
> Said property is conveyed subject to such limitations, restrictions and encumbrances as my affect said premises.
>
> BEING the same property conveyed to Dr. Margaret T. Dahlhauser and husband, Arthur S. Dahlhauser, by Warranty Deed dated November 15, 2007, of record in instrument number 20071203-0139995, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as: 1316 N. 5th Street, Nashville, TN 37207.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

Witness my hand on this 20th day of September, 2021.

Estate of Arthur S. Dahlhauser

By: _____
Bryan John Dahlhauser, Executor

**STATE OF LOUISIANA )**
**COUNTY OF ORLEANS )**

Personally appeared before me, Robert Grace, a Notary Public in and for said county, Bryan John Dahlhauser, the within named bargainor, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 20th day of September, 2021.

_____
Notary Public

My commission expires: Life

ROBERT GRACE
Notary Public
State of Louisiana
Jefferson Parish
Notary ID # 145377
My Commission is for Life

**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**

I, **James N. Bryan, Jr.**, do hereby make oath that I am the licensed attorney /custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Name

**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**

Personally appeared before me, William N. Benjamin JR, a notary public for this county and state, **James N. Bryan, Jr.**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires 11/08/2022

