Karen Johnson Davidson County
Batch# 767451 DEEDQC
12/03/2021 12:59:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211203-0160758

PREPARED BY:

Robert J. Hazard, Esq.
GULLETT SANFORD
ROBINSON & MARTIN PLLC
150 THIRD AVENUE SOUTH, STE. 1700
NASHVILLE, TN 37201
615.244.4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Actual consideration for this transfer is -$0-.

AFFIANT

Subscribed and sworn to before me on this day, November 29, 2021.

Notary Public

My Commission Expires: 11/12/2024

JESSICA N GABRIEL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY
My Commission Expires 11-12-2024

New Owner Address:	**Send Tax Bills To:**	**Map-Parcel Number:**
Jerry Michael Stelmaszak and Patricia Jo Stelmaszak, Co-Trustees 107 28th Avenue North Nashville, TN 37203	Same	104-02-348

Patricia Jo Stelmaszak, Trustee of The John J. and Edna J. Donovan Family Trust John J. Donovan and Edna J. Donovan or successors as Trustees, dated November 27, 1991, (collectively, "Grantor"), for consideration of $10.00, hereby releases, remises, and quitclaims to **Jerry Michael Stelmaszak and Patrica Jo Stelmaszak, Co-Trustees of The Stelmaszak Family Trust, dated December 21, 2015** (collectively, "Grantee"), all right, title and interest of Grantor in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described in Exhibit A.

Subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

<Signature page to follow.>

858207.1/020210538

WITNESS my hand on this day, November 22nd, 2021.

Patricia Jo Stelmaszak, Trustee of The John J. and Edna J. Donovan Family Trust John J. Donovan and Edna J. Donovan or successors as Trustees, dated November 27, 1991

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Patricia Jo Stelmaszak, Trustee of The John J. and Edna J. Donovan Family Trust John J. Donovan and Edna J. Donovan or successors as Trustees, dated November 27, 1991** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument as her free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, November 22nd 2021.

Notary Public

My Commission Expires: 10-2-2023

CLIFTON NEAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires Oct. 2, 2023

858207.1/020210538

EXHIBIT A

Land in Davidson County, Tennessee, being the southerly 40 feet of the easterly 120 feet of Lot 5 on the Plan of Alexander R. Erwin's Subdivision of Lot 44 Boyd Cockrill Sprint Tract, as of record in Book 161, page 18, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to The John J. and Edna J. Donovan Family Trust John J. Donovan and Edna J. Donovan or successors as Trustees, dated November 27, 1991, by warranty deed from Shelby J. Williams, an unmarried person, of record in Book 10582, page 471, Register's Office for Davidson County, Tennessee. John J. Donovan and Edna J. Donovan having died and Patricia Jo Stelmaszak being sole owner by rights of survivorship.

The description is the same as that used in the last deed prior to this transaction.

This is improved property known as 107 28th Avenue North, Nashville, TN 37203.

True Copy Certification

I, Robert J. Hazard, Esq., 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 November 29, 2021

Affiant Signature

Date: 11/29/2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jessica N. Gabriel, a notary public for this county and state, Robert J. Hazard who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

WITNESS my hand and official seal on this day, November 29, 2021.

Notary's Signature

My Commission Expires: 11/12/2024

Notary's Seal

JESSICA N GABRIEL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY
My Commission Expires 11-12-2024

858207.1/020210538