This Document Prepared By
Alandis Kyle Brassel, Esq.
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3200 West End Avenue, Suite 500
Nashville, TN 37203

Mail Tax Statements To:
Ms. Lagra L. Newman, Trustee
747 Rowan Drive
Nashville, TN 37207

THIS DEED IS FOR ESTATE PLANNING PURPOSES AND IS EXEMPT FROM TRANSFER AND RECORDATION TAX UNDER TENN. CODE ANN. § 67-4-409(3)F.
NO OATH OF VALUE SHALL BE REQUIRED UNDER TENN. CODE ANN. § 67-4-409(5).

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, LAGRA NEWMAN, the GRANTOR,

Whose mailing address is 747 Rowan Drive, Nashville, TN 37207;

hereby conveys and quitclaims to

LAGRA L. NEWMAN, as Trustee of THE LAGRA L. NEWMAN LIVING TRUST, U/A dated April 30, 2021, the GRANTEE,

Whose mailing address is 747 Rowan Drive, Nashville, TN 37207;

and to Grantee's successors and assigns, all of THE FOLLOWING described real property located in the County of Davidson, State of **Tennessee**:

LAND in Davidson County, Tennessee, being Unit B, as shown on the Plan of Horizontal Property Regime, 2712 Alameda Commons, filed as "Exhibit C" and established by the Declaration of Covenants, Conditions and Restrictions for 2712 Alameda Street Townhomes, appearing of record in Instrument No. 20160921-0099704, of the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said unit as set forth in the Declaration, references to which is hereby made for more complete and detailed description of the Unit, the rights and obligations of the declarant and the unit owners, and the By-Laws of the Association of owners.

THIS CONVEYANCE IS SUBJECT TO:

Subject to all matters shown on the Plan of record in Plat Book 161, page 138, and to the Plan as depicted as "Exhibit C" of the Declaration of Covenants, Conditions and Restrictions for 2712 Alameda Street Townhomes, of record in Instrument No. 20160921-0099704; and the Declaration of Covenants, Conditions and Restrictions for 2712 Alameda Street Townhomes of record in Instrument No. 20160921-0099704, all of the Register's Office of Davidson County, Tennessee.

More commonly known as 2712 B Alameda Street, Nashville, TN.

Karen Johnson Davidson County
Batch# 776379 DEEDQC
12/17/2021 01:53:10 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211217-0167316

Assessor's Parcel Number: 092020E00200CO

Being the same property conveyed to Lagra Newman by deed from Alemeda Homes, LLC, dated August 14, 2017 and recorded in the Register's Office for Davidson County, Tennessee.
Instrument No. 20170905-0091041

SUBJECT TO: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any. Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 30th day of April, 2021.

LAGRA NEWMAN

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

On this 30th day of April, 2021, before me, the undersigned, personally appeared LAGRA NEWMAN, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be her free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and notarial seal.

NOTARY PUBLIC

My commission expires: 3/7/2023

WARLECE P. BRASSEL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-7-2023

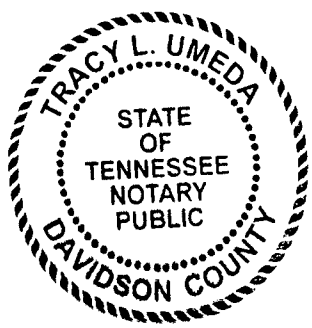
STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 17th day of December, 2021.



Tracy L. Umeda
Notary's Signature

My Commission Expires: October 2, 2023

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.