Karen Johnson Davidson County
Batch# 785736 DEEDQC
01/10/2022 10:22:29 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220110-0002502

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd. Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Cynthia H. Kinnard, Stephen C. Hewlett, Jr., Irene F. Hewlett, and Jesse W. Hewlett** ("Grantors"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **HEWLETT PROPERTIES LLC,** (Grantee), a Tennessee limited liability company, all of their rights, title, and interests in the following described real property, to wit:

Tract I: 1411 Hynes Street, Nashville, TN 37203 - Map and Parcel 092 08 0 350.00 (unimproved land)
Being the Easterly 30 feet of Lot No. 55 and the westerly 10 feet of Lot No. 56 on the plan of Hynes' Addition to Nashville, as of record in Minute Book "B" Page 85, and Plan Book 1, Page 21, Chancery Court at Nashville. Said parts of Lots Nos. 55 and 56 front together 40 feet on the southerly side of Hynes Street and run back between parallel lines 130 feet, more or less, to an alley.

Tract II: 1413 Hynes Street, Nashville, TN 37203 - Map and Parcel 092 08 0 349.00 (unimproved land)
Being part of Lot No. 55 on the plan of Hynes' Addition to Nashville, as of record in Minute Book "B" Page 85, and Plan Book 1, Page 21, Chancery Court of Davidson County, Tennessee, described as follows:

Beginning at a point on the southern margin of Hynes Street, 43 feet 4 inches eastwardly from the eastern margin of Fifteenth Avenue North, formerly Stonewell or West Carroll Street, being the northeast corner of a part of said lot sold to C. R. Ensley by C.P. Ensley, see Deed Book No. 74, Page 263, Register's Office of Davidson County, and running eastwardly with Hynes Street 40 feet to the northwest corner of a part of said lot sold by C.P Ensley, registered in Book 74, Page 262, Register's Office of Davidson County, Tennessee; thence southwardly with Kennedy's west line 130 feet more or less to a 10 foot alley, thence westwardly with said alley 40 feet to the southeast corner of said C. R. Ensley's part of said lot. Thence northwardly, with said C.R. Ensley's east line 130 feet, more or less, to the beginning.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantors herein by Deed of record at Instrument Book 11414, Page 113 in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 8th day of Jan, 2022.

Cynthia H. Kinnard Stephen C. Hewlett, Jr. Irene F. Hewlett Jesse W. Hewlett

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, a Notary Public in and for said state and county, **Cynthia H. Kinnard, Stephen C. Hewlett, Jr., Irene F. Hewlett, and Jesse W. Hewlett**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 8th day of Jan, 2022.

My Commission Expires August 25, 2025

NOTARY PUBLIC

ALEXANDER D. CARTER
STATE OF TENNESSEE NOTARY PUBLIC
HAMILTON COUNTY

MY COMMISSION EXPIRES: _____

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

NA
AFFIANT

SUBSCRIBED AND SWORN before me this the NA day of NA, 2021.

see next page

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

TNDI: 030970926
ISS: 7.6.18
Exp: 10-29-24

Cynthia N. Kennard
AFFIANT

SUBSCRIBED AND SWORN before me this the 10th day of January, ~~2021.~~ 2022

Verified Notarized Cynthia Hewlett Kennard Signature

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

PROPERTY OWNER: HEWLETT PROPERTIES LLC
OWNER'S ADDRESS: **1501 Sweetbriar Ave, Nashville, TN 37212**
MAIL TAX BILLS TO: **owner at owners address**

PATRICK JOSEPH ROBUSTO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 5, 2025