Karen Johnson Davidson County
Batch# 813754 DEEDQC
03/02/2022 10:41:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220302-0023545

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, February 17, 2022.

Notary Public

My Commission Expires: 2/3/23

ANDREW J. BELLM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

New Owner Address:	**Send Tax Bills To:**	**Map-Parcel Number:**
Ronald W. Hogan and Mary Ann Hogan, Co-Trustees 1227 5th Avenue Nashville, TN 37208	Same	082 09 0 290.00

QUITCLAIM DEED

Ronald W. Hogan, Trustee and Mary Ann Hogan, Trustee, the Trustees under the Ronald W. Hogan Trust Agreement, dated November 1, 2008 (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to **Ronald W. Hogan and Mary Ann Hogan, Co-Trustees of The Hogan Family Trust, dated February 17, 2022** (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.>

859912.1-020221133

WITNESS my hand on this day, February 17, 2022.

Ronald W. Hogan, Trustee under the Ronald W. Hogan Trust Agreement, dated November 1, 2008

Mary Ann Hogan, Trustee under the Ronald W. Hogan Trust Agreement, dated November 1, 2008

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Ronald W. Hogan, Trustee and Mary Ann Hogan, Trustee, Trustees under the Ronald W. Hogan Trust Agreement, dated November 1, 2008** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument as their free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, February 17, 2022.

Notary Public

My Commission Expires: 7/3/23

ANDREW J. BELLM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 1A on the Plan of Zone Lot Division of Lot No. 2 and part of Lot No. 1, Ratterman's Subdivision of Lot Nos. 87, 88, 89 and 90 of record in Book 5800, page 342, also known as Ratterman Row Townhomes, Register's Office for said County.

Said Lot No. 1A fronts 26.62 feet on the westerly margin of 5th Avenue North and extends back 170.93 feet on the northerly line and 170.93 feet on the southerly line to an alley line in the rear, measuring 25.67 feet thereon.

Being the same property conveyed to Ronald W. Hogan, Trustee and Mary Ann Hogan, Trustee, the Trustees under the Ronald W. Hogan Trust Agreement, dated November 1, 2008, by warranty deed from Harriet Warner Jones, unmarried of record in Instrument No. 20160616-0061071, Register's Office for Davidson County, Tennessee.

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

This is improved property known as 1227 5th Avenue North, Nashville, TN 37208.

True Copy Certification

I, Andrew J. Bellm, 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 February 17, 2022

Affiant Signature

Date: February 17, 2022

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lynne Jervis, a notary public for this county and state, Andrew J. Bellm, Esq., 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, February 17, 2022.

Notary's Signature

My Commission Expires: 1-11-26

LYNNE B. JERVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 11, 2026

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