THIS DOCUMENT PREPARED BY:
HOMESTEAD TITLE & ESCROW, LLC
405 TWO MILE PIKE, SUITE F
GOODLETTSVILLE, TN 37072

MAP: 126-15-0B
PARCEL: 186.00CO

NEW OWNER'S ADDRESS:
Glenn J. and LeeAnn Balletto
8237 Boone Trace
Nashville, TN 37221

SEND TAX BILLS TO:
CapStar Bank
2002 Richard Jones Rd., Ste 300A
Nashville, TN 37215

QUITCLAIM DEED

FOR THE PURPOSE OF RECONVEYING TO
CORRECT & ESTABLISH PROPER TENANCY

FOR AND IN CONSIDERATION of no monetary consideration and for the express purpose of making a re-conveyance to correct and establish proper tenancy as tenants by the entirety, I, Glenn J. Balletto, (Grantor), by these presents do hereby quitclaim and convey all of my interest unto Tammy Mellons, Trustee, her successors and assigns the following described tract or parcel of land, to wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 18 on the Plan of Section Two, Lexington Point Subdivision of record in Instrument No: 20010515-0049954, Register's Office for said Davidson County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Glenn J. Balletto, a single man by Deed dated 07/28/2004 from Tonya E. Irions, a single woman unmarried of record as Instrument Number 20040805-0094480, Register's Office for Davidson County, Tennessee.

This is (X) improved property known as: 8237 Boone Trace, Nashville, TN 37221.

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

And now, I, the said Tammy Mellons, Trustee for the express purpose of carrying out the intent of this conveyance, as above set-out, do hereby quitclaim and convey all of my interest unto Glenn J. Balletto and LeeAnn Balletto, husband and wife, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

Karen Johnson Davidson County
Batch# 821372 **DEEDQC**
03/14/2022 10:55:16 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220314-0029366

IN WITNESS WHEREOF we have hereunto set our hands on the 7th day of March, 2022.

Glenn J. Balletto

Tammy Mellons, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, the within named Glenn J. Balletto, the Bargainor(s), with whom I am personally acquainted (or 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 an official seal this the 7th day of March, 2022.

Notary Public
My Commission Expires:

MELISSA HEAVENER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 03, 2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, the within named Tammy Mellons, the Bargainor, 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 for the purposes therein contained.

WITNESS my hand an official seal this the 7th day of March, 2022.

Notary Public
My Commission Expires:

MELISSA HEAVENER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 03, 2023

The actual consideration or value whichever is greater, for this transfer is $0.

Affiant

Sworn and subscribed before me, this the 7th day of March, 2022.

Notary Public
My Commission Expires:

MELISSA HEAVENER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 03, 2023