Prepared by and return to:
T. Kevin Bruce, Esq.
BRUCE TURNER, PLLC
2650 Thousand Oaks Boulevard
Suite 2325
Memphis, Tennessee 38118

Karen Johnson Davidson County
Batch# 868150 DEEDQC
06/07/2022 08:37:28 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220607-0064903

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that FRED L. LANE, JR. and wife, DOROTHY P. LANE, an married couple residing in New York (herein the "Grantor," whether one or more), for and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, do hereby bargain, sell, release, remise, quitclaim and convey unto ROBERT P. LANE, DDS, a Tennessee resident (herein the "Grantee," whether one or more), all of their title and interest in and to the following described real estate located in Davidson County, Tennessee:

> Lot No. 3 on the Plan of Cumberland Gardens, as of record in Book 2900, Pages 3 and 4, in the office of the Register of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.
>
> Said Lot No. 3 fronts 55 feet on the northerly side of Buchanan Street and extends back 170.7 feet on the easterly line and 168.1 feet on the westerly line to a dead line, which is a broken line, measuring 61.1 feet thereon.
>
> This is the same property conveyed to the Grantor by the deed recorded in Book 2924, Page 409, in the office of the Register of Davidson County, Tennessee.

The words Grantor and Grantee as used herein shall mean "Grantors" and "Grantees", respectively, if more than one person or entity be referred to, and pronouns shall be construed as having the applicable gender and number according to the context hereof.

This deed was prepared without the benefit of a title search.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed on this, the 14th day of ~~February~~ March, 2022.

GRANTOR:

Fred L. Lane, Jr.

Dorothy P. Lane

Dorothy P. Lane

STATE OF NEW YORK
COUNTY OF KINGS

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared FRED L. LANE, JR., with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, under oath, acknowledged himself to be the within-named bargainor and that he executed the foregoing instrument for the purposes therein contained by subscribing his own name.

WITNESS my hand and Notarial Seal at office this 14th day of ~~February~~ March, 2022.

My commission expires:
March 23, 2023

Notary Public

JAYSON O. TAYLOR
Notary Public - State of New York
No. 02TA6321784
Qualified in New York County
My Commission Expires March 23, 2023

STATE OF NEW YORK
COUNTY OF KINGS

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared DOROTHY P. LANE, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, under oath, acknowledged herself to be the within-named bargainor and that she executed the foregoing instrument for the purposes therein contained by subscribing her own name.

WITNESS my hand and Notarial Seal at office this 14th day of ~~February~~ March, 2022.

My commission expires:
MARCH 23, 2023

JAYSON O. TAYLOR
Notary Public - State of New York
No. 02TA6321784
Qualified in New York County
My Commission Expires March 23, 2023

Notary Public

VALUE AFFIDAVIT

I hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is not more than Ten and No/100 Dollars ($10.00).

Affiant

Subscribed and sworn to before me this 14th day of ~~February~~ March, 2022.

My commission expires:
MARCH 23, 2023

JAYSON O. TAYLOR
Notary Public - State of New York
No. 02TA6321784
Qualified in New York County
My Commission Expires March 23, 2023

Notary Public

Property Address:	Name and Address of Grantee, and Mail Tax Bills To:
2708 Buchanan Street Nashville, Tennessee 37208	Robert P. Lane, DDS 4377 Faronia Road Memphis, Tennessee 38116

Certificate of Authenticity

I, T. Kevin Bruce, 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 March 14, 2022.

Date

T. Kevin Bruce

Affiant Signature

4/4/22

Date

State of Tennessee

County of Shelby

Sworn to and subscribed before me this 4th day of April, 2022.

Notary's Signature

My Commission Expires: 10/27/24

Date

Notary's Seal (if on paper)

IMANI N. BRUCE
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY