QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Briana Casey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, June, 20 22 THIS THE 9 DAY OF

Notary Public

MY COMMISSION EXPIRES: 10/2/2023
(AFFIX SEAL)

GABRIEL LUTZ NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 10-02-2023

Y-VRES-19-1006

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Karen Johnson Davidson County
Batch# 871479 DEEDQC
06/14/2022 02:42:03 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220614-0067929

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	
The Desert Bird Trust	**NEW OWNER**	
(NAME) **1006 Caldwell Ave,**	(NAME)	**105-09-0-208.00**
(ADDRESS) **Nashville, TN 37204**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **ANDREA DINAPOLI AND JEFFREY M. DINAPOLI, WIFE AND HUSBAND,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **JEFFREY M. DINAPOLI AND ANDREA DINAPOLI, AS TRUSTEES OF THE DESERT BIRD TRUST UDT DATED MARCH, 11, 2022** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Resubdivision of Part of Lot 39, Waverly Place, of record in Plat Book 3842, Page 234, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Andrea DiNapoli and Jeffrey M. DiNapoli, wife and husband by deed from Kelly Hill, married of record in Instrument No. 20190521-0047999, Register's Office for Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **1006 Caldwell Avenue, Nashville, Tennessee 37204**.

Witness my/our hand(s) this the 9 day of June, 2022.

Andrea DiNapoli

Jeffrey M. DiNapoli

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANDREA DINAPOLI, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the ~~16th of May, 2019~~ 9 June 2022.

Notary Public
My Commission Expires:
(SEAL)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEFFREY M. DINAPOLI, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the ~~16th of May, 2019~~ 9 June 2022.

Notary Public
My Commission Expires:
(SEAL)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212