Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Christina Marie Meng Kahn and William Robert Kahn, Co-Trustees 1504 Franklin Ave. Nashville, TN 37206	**083-06-0-212.00**	**SAME**
This instrument prepared by: Carter Shelton Jones 2021 Richard Jones Road, Suite 240, Nashville, TN		

Karen Johnson Davidson County
Batch# 940277 DEEDQC
11/10/2022 02:43:55 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221110-0120733

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **William R. Kahn and Christina M. M. Kahn, husband and wife, as tenants by the entirety** (the "Grantors"), by these present hereby transfer, assign, and quitclaim to **Christina Marie Meng Kahn and William Robert Kahn, Co-Trustees of the Kahn Family Revocable Trust dated November 2, 2022** (the "Grantees"), Grantees' successors and assigns, all of Grantors' right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **1504 Franklin Avenue, Nashville, Tennessee 37206**.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Grantors and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Warner Jones or Carter Shelton Jones, PLC perform a title examination; and that neither Warner Jones nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

Tennessee Code Annotated § 35-15-510 shall apply to the Property and/or the proceeds (as that term is defined in such section) from the Property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 2nd Day of November, 2022.

LUCY RALPH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES JULY 07, 2025

Notary
My Commission Expires: 7/7/25

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 2nd day of November, 2022.

WILLIAM R. KAHN

CHRISTINA M. M. KAHN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Christina M.M. Kahn and William R. Kahn,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 2nd day of November 2022.

Notary Public

My Commission Expires:
7/7/25

LUCY RALPH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 07, 2025

EXHIBIT A

(Legal Description of the Property)

BEING LOT NUMBER 8 AND THE WESTERLY 5.0 FEET OF LOT NUMBER 9 OF BLOCK 3 ON THE PLAN OF T.P WEAKLEY'S SUBDIVISION OF BLOCKS 1, 2 AND 3, PREVIOUSLY OF RECORD IN BOOK 421, PAGE 50, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to by quitclaim deed from Christina M.M. Kahn to William R. Kahn and Christina M. M. Kahn, husband and wife, as tenants by the entirety, filed for record on March 10, 2021, Instrument Number 20210310-0031553, as of record in the Register's Office for Davidson County, Tennessee.