Prepared By:
Patricia Holdridge
223 38th Avenue, North
Nashville, TN 37209-4843

After Recording Return To:
223 38th Ave N
Nashville, Tennessee 37209-4843

Karen Johnson Davidson County
Batch# 955848 DEEDQC
12/28/2022 01:53:58 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20221228-0133216

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On December 28, 2022 THE GRANTOR(S),

- Patricia Holdridge Beraudo, a single person

for and in consideration of: One Dollar ($1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Patricia Holdridge, and Successor(s), as Trustee of the Patricia Holdridge Revocable Trust UTA dtd. October 2, 2017, Patricia Holdridge, Trustee, residing at 223 38th Ave N, Nashville, Davidson County, Tennessee 37209-4843

the following described real estate, situated in Nashville, in the County of Davidson, State of Tennessee

Legal Description:

Lot number 92, redivision of lots 92 and 93 on the plan of West Grove Subdivision of record in Book 6050, page 578, Registrar's office of Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description. subject to all easements, rights-of-way, protective covenants and mineral reservations of record, if any. Deed reference 20160422-0039343

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in

and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

A corrective deed that does not affect ownership rights.

Tax Parcel Number: 104 01 0 437.00

Mail Tax Statements To:
Patricia L Holdridge
223 38th Ave N
Nashville, Tennessee 37209-4843

[SIGNATURE PAGE FOLLOWS]

Grantor Signatures:

DATED: December 28, 2022

Patricia Holdridge Beraudo
223 38th Ave N
Nashville, Tennessee, 37209-4843

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 28th day of December, 2022 before me personally appeared Patricia Holdridge Beraudo, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

Susanne C. Pugh
Notary Public

Notary Public
Title (and Rank)

My commission expires March 3, 2026

SUSANNE C. PUGH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Affiant
Affiant's Name: PATRICIA HOLDRIDGE BERAUDO

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $ 0.00 .

Affiant

Subscribed and sworn before me, this 28th day of December, 2022

Notary

My Commission Expires: March 3 2026

SUSANNE C. PUGH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.