THIS INSTRUMENT PREPARED BY: **Martin Heller Potempa & Sheppard** 1935 21st Avenue South, Suite 100 Nashville, Tennessee 37212 (615) 800-7096 This Deed was prepared based on information provided by the parties and no independent title examination was prepared.	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $10.00 Adele B. Stein ADELE B. STEIN, AFFIANT Subscribed and sworn to before me, this 31st day of March 2023. Shelley Mason NOTARY PUBLIC My Commission Expires: 11-3-2025

SHELLEY A. MASON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 3, 2025

Karen Johnson Davidson County
Batch# 990605 DEEDQC
04/11/2023 12 44 58 PM 2 pgs
Fees $12 00 Taxes $0 00

20230411-0026468

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
RICHARD STEIN and ADELE STEIN, CO-TRUSTEES 4914 Lynmont Drive Nashville, TN 37215	New Owner	Map and Parcel No.: Map 145-3 Parcel 25

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, Adele B. Stein, ("Grantor") do hereby quitclaim, transfer and convey unto Richard Stein and Adele Stein, Co-Trustees of the Stein Joint Revocable Trust, created December 14, 2022, its successors and assigns, all of my right, title and interest in certain real property in the County of Davidson, State of Tennessee, identified below.

This is improved property known as 4914 Lynmont Drive, Nashville, Tennessee 37215, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 20 of Section Two, Roselawn Estates Subdivision, of record in Plat Book 3106, page 86, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Adele B. Stein from Richard S. Stein by Quitclaim Deed recorded in the Register's Office of said county and state at Instrument No. 20010327-0029546. And being the same property conveyed to Richard S. Stein and wife, Adele B. Stein, by deed of record in Book 11742, Page 093, Register's Office for Davidson County, Tennessee.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This quitclaim deed was prepared based upon information provided by the parties and no independent title examination was prepared in preparation of this deed.

IN WITNESS WHEREOF, Grantor has executed this instrument on this the 31st day of March 2023.

Adele B. Stein

Adele B. Stein, Grantor

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Adele B. Stein**, the Grantor, 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 and official seal at office, this 31st day of March 2023.

Shelley Mason

Notary Public

My Commission Expires: 11-3-2025

SHELLEY A MASON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM EXPIRES NOVEMBER 3, 2025