Karen Johnson Davidson County
Batch# 1014877 DEEDQC
06/14/2023 08 30 11 AM 3 pgs
Fees $17 00 Taxes $0 00
20230614-0045171

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

BRADLEY T. SANDERSON, AFFIANT

Subscribed and sworn to before me, this 7th day of June 2023.

NOTARY PUBLIC

My Commission Expires: 11-3-2025

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

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
LESLIE DANYELL HENRY, TRUSTEE 856 Pasadena Drive Nashville, TN 37204	New Owner	Map and Parcel No.: 13210000300

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, we, Bradley T. Sanderson and Diana M. Sanderson, husband and wife, (collectively as "Grantor") do hereby quitclaim, transfer and convey unto Leslie Danyell Henry, Trustee of the Sanderson Qualified Personal Residence Trust, created December 21, 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 856 Pasadena Drive, Nashville, Tennessee 37204, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Springdale Estates, as of record in Book 1835, Page 104, Register's Office for Davidson County, Tennessee.

Said Lot No. 9 fronts 136 feet on the North side of Pasadena Drive and runs back 382.3 feet on the Easterly line and 348.1 feet on the Westerly line to a dead line, measuring 155 feet thereon.

Being the same property conveyed to Bradley T. Sanderson and Diana M. Sanderson, husband and wife, from New Beginnings Enterprises, LLC, by Warranty Deed, recorded in the Register's Office of said county and state at Instrument No. 20120628-0056762.

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 7th day of June 2023.

Bradley T. Sanderson, Grantor

Diana M. Sanderson, Grantor

STATE OF TENNESSEE)

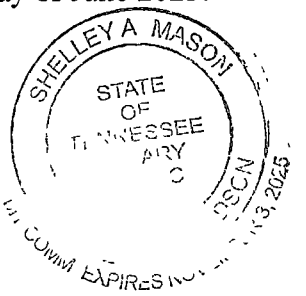
COUNTY OF DAVIDSON)

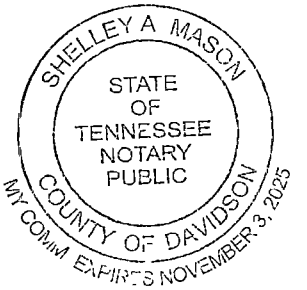
Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Bradley T. Sanderson**, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 7th day of June 2023.

Notary Public

My Commission Expires: 11-3-2025





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 **Diana M. Sanderson**, 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 7th day of June 2023.

Shelley Mason
Notary Public

My Commission Expires: 11-3-2025

