THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd** **Suite 130** **Nashville, TN 37215** *No title search was performed in preparation of this Quitclaim Deed.*	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $0.00. Deborah C. Allen Affiant Subscribed and sworn to before me, this 24th day of July, 2023. Notary Public My Commission Expires:

RYAN DIECK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 7, 2024

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Don H. Allen and Debbie Allen 115 A & B Bellevue Rd. Nashville, TN 37221	New Owner	Map and Parcel No.: 142-00-0-219.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Don H. Allen, now married** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Don H. Allen and Debbie Allen, husband and wife**, their heirs and assigns, all of his rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being lot No. 2 on the Plan of Bellevue Court Estates, of record in Book 5210, page 4, in the 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 Don H. Allen by quitclaim deed from Elaine C. Allen, dated November 29, 1996 and recorded January 26, 1996 in Book 9928, Page 631, in the Register's Office of Davidson County, Tennessee.

This is improved property known as: **115 A & B Bellevue Rd., Nashville, TN 37221, Nashville, TN 37221.**

Grantor covenants that he is lawfully seized and possesses said real property in fee simple, has a good right to convey it, and that the same is conveyed with any liens, restrictions, conditions and easements currently of record. However, this instrument was prepared without the benefit of a title search. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Karen Johnson Davidson County
Batch# 1030232 DEEDQC
07/25/2023 10 03 33 AM 2 pgs
Fees $12 00 Taxes $0 00
20230725-0057170

IN WITNESS WHEREOF, Grantor has executed this instrument on this 24th day of July, 2023.

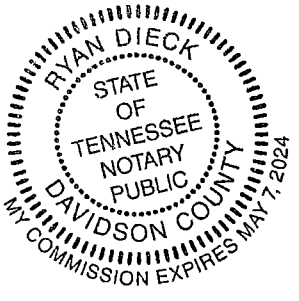
Don H Allen

Don H. Allen

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Don H. Allen**, 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, at Office, this 24th day of July, 2023.



Notary Public

My Commission Expires: 5/7/24