Karen Johnson Davidson County
Batch# 1069357 DEEDQC
11/07/2023 02:23:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20231107-0087143

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (KBK)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Martin F. McNamara III, Trustee of the McNamara Community Property Trust 218 Deer Park Circle Nashville, Tennessee 37205	Same	Map 116-10 Parcel 71

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged I, Ann Marie McNamara, by these presents do hereby quitclaim and convey unto Martin F. McNamara III, Trustee of the McNamara Community Property Trust, his successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of my right, title and interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

> Being the southerly one-half of the westerly 50 feet of Lot No. 16 and the southerly one-half of the easterly 15 feet of Lot No. 17 on the Map of A.M. Bransford's Subdivision of Lots 29 to 34, inclusive of Lot No. 45 on the First Belle Meade Subdivision, of record in Book 421, Page 139, Register's Office for Davidson County, Tennessee. Said parts of said lots adjoin and front together 65 feet on the northerly side of Deer Park Circle and run back between parallel lines, 200 feet to a dead line.
>
> Being the same property conveyed by deed of record in Book 8448, page 374, Register's Office for Davidson County, Tennessee.

This is improved property located at 218 Deer Park Circle, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 6 day of November, 2023.

Ann Marie McNamara
ANN MARIE MCNAMARA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid Ann Marie McNamara the within named bargainor, 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 this 6th day of November, 2023.

K. Brianne Kerbyson
Notary Public

My Commission Expires:
May 3, 2027



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Martin F McN
Martin F. McNamara III

Subscribed and sworn to before me
this 6 day of November, 2023.

K. Brianne Kerbyson
Notary Public

My Commission Expires:
May 3, 2027

36598263.1



Certificate of Authenticity

I, Lucretia Albert, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on November 6, 2023.

Date

Lucretia Albert

Affiant Signature

11/07/2023

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 07 day of November, 2023

Notary's Signature

My Commission Expires: 7-7-25

Date

Notary's Seal (if on paper)

JENNIFER R. THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025

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