Karen Johnson
Batch # 1084922
12/21/2023 02:11:58 PM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20231221-0098573

PREPARED BY (AND RETURN TO):
IVEY TITLE, LLC
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: (59496) (cwi)

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Sean P. O'Hare, Trustee Elizabeth K. O'Hare, Trustee 4 Carriage Lane Merrimack, NH 03054	Sean P. O'Hare, Trustee Elizabeth K. O'Hare, Trustee 4 Carriage Lane Merrimack, NH 03054

TAX MAP-PARCEL NUMBERS: 091160J00300CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good or valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Sean O'Hare and Elizabeth O'Hare husband and wife, as Grantor,** by these presents do hereby transfer, quitclaim and convey unto **Sean P. O'Hare and Elizabeth K. O'Hare, Trustees of the O'Hare Family Revocable Trust of 2013,** their heirs, successors and assigns, all of **Grantor's** right, title and interest, if any, in and to the following described real property, **To Wit:**

Land in Davidson County, Tennessee, being Unit 3 a/k/a 4023 Elkins Alley, on the Plan of The Cottages at Sylvan Heights as shown on Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of record in Inst. No. 20170503-0043309, Register's Office for said County, to which Plan reference is made for a more complete description.

Being the same property conveyed to Sean O'Hare and Elizabeth O'Hare, husband and wife, by Warranty Deed from Hill Center Sylvan Heights, LLC, a limited liability company, dated March 29, 2018 and recorded on March 29, 2018, of record as Inst. No. 20180329-0029590, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This is improved property, known as: 4023 Elkins Alley, Nashville, TN 37209.

WITNESS THE EXECUTION HEREOF on 12/05, 2023.

Sean O'Hare **Elizabeth O'Hare**

PATRICIA F LAMONT STATE OF -MY- COMMISSION EXPIRES MARCH 9, 2027 NEW HAMPSHIRE NOTARY PUBLIC

State of New Hampshire

County of Hillsborough

On December 5, 2023, before me the undersigned authority, personally appeared **Sean O'Hare and Elizabeth O'Hare,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged the execution as a free act and deed.

Patricia F. Lamont
Notary Public

My Commission Expires: 03/09/2027

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $-0-.

Margaret O'Sayler
Affiant

Sworn and subscribed before me on Dec 21, 2023.

Notary Public

My Commission Expires:

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026