Karen Johnson Davidson County
Batch # 1092252 DEEDQC
01/23/2024 09:52:04 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240123-0003822

THIS INSTRUMENT PREPARED BY:
Martin Heller Potempa & Sheppard
2122 21st Avenue South
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

ALLEN LEE, AFFIANT

Subscribed and sworn to before me, this 8th day of January 2024.

NOTARY PUBLIC

My Commission Expires: 10/4/27

EARL LOH NOTARY PUBLIC TENNESSEE My Comm Exp. 10/4/2027 COUNTY OF DAVIDSON

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
ALLEN LEE and JONI LEE, TRUSTEES 119 Haverford Drive Nashville, TN 37205	New Owner	Map and Parcel No.: 116 13 0 032.00

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, Allen Lee and Joni Lee, as Co-Trustees ("Trustee") of the Lee Joint Revocable Trust, ("Trust") do hereby quitclaim, transfer and convey all of the Trust's right, title and one-half (1/2) interest in certain real property in the County of Davidson, State of Tennessee, identified below, unto Allen Philip Lee, Trustee of the Joni Elaine Lee Irrevocable Investment Services Trust, created December 21, 2023, its successors and assigns, and do hereby quitclaim, transfer and convey all of the Trust's right, title and one-half (1/2) interest in certain real property in the County of Davidson, State of Tennessee, identified below, unto Joni Elaine Lee, Trustee of the Allen Philip Lee Irrevocable Investment Services Trust, created December 21, 2023, its successors and assigns.

This is improved property known as 119 Haverford Drive, Nashville, Tennessee 37205, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of West Meade Farms, Section 3, as of record in Book 1835, Page 4, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description of said lot.

Being the same property conveyed to Allen Lee and Joni Lee, Co-Trustees of the Lee Joint Revocable Trust, from Gary Dempsey and Ann Dempsey, husband and wife, by Warranty Deed, recorded in the Register's Office of said county and state at Instrument No. 20220505-0052190.

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, Trustee has executed this instrument on this the 8 day of January 2024.

Allen Lee, Co-Trustee of the Lee Joint Revocable Trust

Joni Lee, Co-Trustee of the Lee Joint Revocable Trust

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 **Allen Lee, Co-Trustee of the Lee Joint Revocable Trust**, 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 8th day of January 2024.

Notary Public

My Commission Expires: 10/4/27

EARL LOH
TENNESSEE NOTARY PUBLIC
My Comm Exp. 10/4/2027
COUNTY OF DAVIDSON

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 **Joni Lee, Co-Trustee of the Lee Joint Revocable Trust**, 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 8 day of January 2024.

Jessica Ann Clegg
Notary Public

My Commission Expires: 01-04-27

