Karen Johnson Davidson County
Batch# 1092911 DEEDQC
01/23/2024 01:38:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240123-0004217

THIS INSTRUMENT PREPARED BY: ***Yvette L. Meldrum, Attorney at Law*** **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Center* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156* This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax-related matters. No title examination or settlement has been performed and Mid-State Title and Escrow, LLC shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax-related counsel. **This Instrument is to be treated as a Quitclaim Deed under T.C.A. § 67-4-409(a)(1)(D), as amended.** 2024-0004	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* Sworn to and subscribed to before me this 22 day of January 2024. *Notary Public* *My commission expires:* 2/11/2024
Name and Address of New Owner: The David V. Mastran Revocable Living Trust & Donna M. Mastran 580 Jackson Boulevard Nashville, TN, 37205	JACKIE RUDOLPH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON
Send Tax Bills To: Owner	
Street Address of Subject Property: 580 Jackson Boulevard Nashville, TN, 37205	**Parcel ID:** 130 030 002.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **David V. Mastran and Donna M. Mastran, as tenants in common**, hereinafter called "**GRANTORS,**" hereby conveys and quitclaims unto **The David V. Mastran Revocable Living Trust dated December 21, 2023 as to 50% interest and Donna M. Mastran, as to 50% interest** hereinafter called "**GRANTEES,**" his/her/their heirs and assigns, all of his/her/their right, title and interest, if any, in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being part of Lot 9, Block "A" on the Plan of Belle Meade Subdivision No. 2, plan of which is of record in Plat Book 421, page 51, in the Register's Office for Davidson County, Tennessee, and a 10-foot strip at the rear thereof.

Said part of Lot No. 9 and said 10-foot strip are a part of the Belle Meade Deer Park and are described as follows:

Said part of Lot No. 9 and said 10-foot strip front 200 feet along the center line of Jackson

Boulevard and extend back between lines 670 feet along the southerly margin of Lot No. 8 to a dead line in the rear on which they measure 200 feet. Included within the boundaries of the above description is the 10-foot reserve strip at the rear as shown on the recorded plan.

Being the same property conveyed to David V. Mastran and Donna M. Mastran, as tenants in common by warranty deed of David V. Mastran and wife Donna M. Mastran of record in Instrument # 202401230004216, Register's Office, Davidson County, TN dated January ___, 2024, recorded January ___, 2024.

WITNESS my hand this 19 day of January, 2024.

Grantor – David V. Mastran

Grantor – Donna M. Mastran

JOHN DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, David V. Mastran & Donna M. Mastran, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they/he/she, the within named bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 19 day of January, 2024.

NOTARY PUBLIC

My commission expires: July 6, 2026

True Copy Certification

I, Yvette Meldrum, 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 January 22 2024.

Affiant Signature

January 22, 2024

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 22 day of January 2024.

Notary's Signature

JACKIE RUDOLPH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES: 2/11/2024