Karen Johnson
Batch # 1096657
02/01/2024 08:31:45 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20240201-0007038

THIS INSTRUMENT PREPARED BY:
Daniel Hamilton, Esq.
3326 Aspen Grove Dr., Ste. 310
Franklin, TN 37067
(615) 567-7306
daniel@dkhamiltonlaw.com

This deed is prepared without benefit of title examination at the request of the Grantor and Grantee.

QUITCLAIM DEED

Know all persons by these presents that **Julie A. Boos, an unmarried person,** (the "Grantor") for and in consideration of Ten Dollars ($10.00), does hereby quitclaim unto **Julie A. Boos, Trustee of the Julie A. Boos Revocable Trust dated February 2, 2022, and any amendments thereto,** (the "Grantee"), and Grantee's successors and assigns, all of Grantor's right, title, and interest in and to the following described real estate located in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 78 on the Plan of Highland Creek, Revision One, Section Three, of record in Instrument No. 20030716-0099524, Register's Office for said County, to which plan reference is hereby made for a more complete description.

This real property being all of the property conveyed to the Grantor from Keith A. Holloway and Erin E. Holloway, husband and wife, by warranty deed dated July 5, 2023, and recorded on July 5, 2023, at **Instrument No. 20230705-0051313,** in the Register's Office for Davidson County, Tennessee.

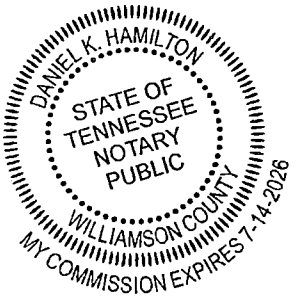
WITNESS the Grantor's hand in Franklin, Williamson County, Tennessee, on this 25TH day of January, 2024.

Julie A. Boos, Grantor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 25TH day of January, 2024, before me, a Notary Public in and for the State and County aforesaid, duly commissioned and qualified, personally appeared Julie A. Boos, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged upon oath or affirmation that she

executed the within instrument of her own free act and deed for the purposes therein contained.



NOTARY PUBLIC
My Commission Expires: _____

New Owner Name and Address: Julie A. Boos, Trustee Julie A. Boos Revocable Trust 2300 Forest Lake Dr. Nashville, TN 37211	Mail Tax Notice to: Julie A. Boos, Trustee Julie A. Boos Revocable Trust 2300 Forest Lake Dr. Nashville, TN 37211
Property Address: 2300 Forest Lake Dr. Nashville, Tennessee 37211	Parcel ID Number: 180-04-0A-067.00
This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(1)(C)(vi) as a transfer to a revocable trust. No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(1)(E).	