QUITCLAIM DEED

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF TITLE SEARCH AND/OR TITLE POLICY

Karen Johnson Davidson County
Batch# 1099146 DEEDQC
02/08/2024 10:10:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240208-0008910

File No.: RES-24-1006-CL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January, 2024.

Notary Public

MY COMMISSION EXPIRES: 10/31/27
(AFFIX SEAL)

TIFFANY WHITTLE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES 10/31/2027

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
The Stringfellow Joint Revocable Trust	NEW OWNER	
(NAME)	(NAME)	118 01 0 215.00
1006 Halcyon Avenue Nashville, TN 37204	(SAME)	
(ADDRESS)	(ADDRESS)	

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **Ryan N. Stringfellow**, herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey all right, title, and interest unto, **Ryan Neil Stringfellow and Camilla Jo Stringfellow, Co-Trustees of The Stringfellow Joint Revocable Trust**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 16, as shown on the map entitled Plan of Idlewild, of record in Plat Book 161, page 120, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to Ryan N. Stringfellow from SS Porter, LLC, by Warranty Deed dated November 10, 2022, recorded November 23, 2022, in Instrument No. 20221123-0124064, in the Register's Office of Davidson County, Tennessee.

Camilla Jo Stringfellow joins in the execution of this instrument for the purpose of conveying any/all interest he/she may have in subject property by virtue of his/her marriage to Ryan N. Stringfellow.

This is **improved** property, known as 1006 Halcyon Avenue, Nashville, TN 37204
(House Number) (Street) (City or Town) (State) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 30th day of January, 2024.

Ryan N. Stringfellow

Camilla Jo Stringfellow

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ryan N. Stringfellow and Camilla Jo Stringfellow,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30 day of January, 2024.

Commission expires: 3/6/24

Notary Public

ADAM G LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:

Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210
(615) 515-7171

Certificate of Authenticity

I, Tiffany Rocker, 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 February 7, 2024.

Affiant Signature

2/7/2024
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 7 day of February, 2024.

Notary's Signature

My Commission Expires: 10/04/2027

Notary's Seal



File No. RES-24-1006-CL