This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch # 1113066 DEEDQC
03/20/2024 01:14:18 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240320-0019307

State of TN }
County of DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 9 day of MARCH, 2024.

Notary Public

My Commission expires 1/25/26

ED HUNSBERGER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMM. EXPIRES 1/25/26

NAME AND ADDRESS OF PROPERTY OWNER:
Elizabeth A. Kane
707 Tobylynn Drive
Nashville, TN 37211

SEND TAX BILLS TO:
Elizabeth A. Kane
707 Tobylynn Drive
Nashville, TN 37211

MAP AND PARCEL NUMBER: 16106020700

QUITCLAIM DEED
24NT00213

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Elizabeth A. Kane, as surviving tenant by the entirety

By these presents do remise, release and **QUITCLAIM** unto

Elizabeth A. Kane, unmarried

Hereinafter called the GRANTEES, their heirs and assigns, all of my interest in a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 173 on the Plan of Huntington Park, Section Two, as of record in Book 4175, page 108, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Michael K. Kane and wife, Elizabeth A. Kane from Samuel L. Moore and wife, Pamela J. Moore, by Warranty Deed dated 06/24/1999 and recorded 07/02/1999 in Book 11556, page 366, Register's Office of said County.

This is an improved property commonly known as: 707 Tobylynn Drive, Nashville, TN 37211

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 our hands this 9 day of MARCH, 2024.

Elizabeth A. Kane

State of TN }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Elizabeth A. Kane,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 9 day of MARCH, 2024

Notary Public

My Commission expires: 1/25/26.

ED HUNSBERGER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMM. EXPIRES 1/25/26