Karen Johnson Davidson County
Batch# 1121189 DEEDQC
04/10/2024 10:48:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240410-0025428

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Robert A. Levy and Jeanmarie Stalma, Co-Trustees 3510 Hampton Avenue Nashville, TN 37215	Same	117 05 0 089.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, we, ROBERT A. LEVY and JEANMARIE STALMA (collectively, the "Grantor"), hereby quitclaim and convey to ROBERT A. LEVY and JEANMARIE STALMA, CO-TRUSTEES OF THE STALMA LEVY COMMUNITY PROPERTY TRUST, their successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of our right, title and interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Beginning at a point in the center line of Hampton Avenue 125.5 feet west of the southwest corner of a tract of 6.28 acres, more or less, said point likewise being 5.5 feet west of the southwest corner of the property that was conveyed to Joe C. Carr and wife, by deed from C.B. Kelley, of record in Book 1195, page 252, Register's Office for said County; thence along the center line of Hampton Avenue, South 88 deg. 30' West 116 feet to a point; thence North 1 deg. West 232 feet to a point, being the southwest corner of the property conveyed to Sidney W. Ballard and wife, by deed from J.H. Lawson and wife, of record in Book 1139, page 10, Register's Office for said County; thence with Ballard's south line, North 88 deg. 30' East 116 feet to a point, being 3.4 feet from said Carr's northwest corner, being 123.4 feet west from the original west line of the 6.28 acres, above referred to; thence South 1 deg. East 232 feet to the point of beginning.

Being the same property conveyed by deed of record as Instrument No. 20071226-0147093, Register's Office for Davidson County, Tennessee.

This is improved property known as 3510 Hampton Avenue, Nashville, Tennessee.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 10th day of April, 2024.

ROBERT A. LEVY

JEANMARIE STALMA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Robert A. Levy and Jeanmarie Stalma, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, as of this 16 day of April, 2024.

MICHELE KRISTIANNE TOUCHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires March 3, 2026

Notary Public
My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me, this 10 day of April, 2024.

MICHELE KRISTIANNE TOUCHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires March 3, 2026

Notary Public
My Commission Expires:_____

36768528.3

Tennessee Certification of Electronic Document

I, Adam Harrer, 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 Apr 10, 2024 (date of document).

Affiant Signature

04/10/2024

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 10 day of April, 2024.

Emerald S. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

