Karen Johnson Davidson County
Batch# 1123880 DEEDQC
04/17/2024 11:13:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240417-0027424

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)
Leslie Ann Homra, Trustee 6116 Bresslyn Road Nashville, TN 37205	Same	041 08 0 001.00

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, I, LESLIE HOMRA (the "Grantor"), hereby quitclaims and conveys to LESLIE ANN HOMRA, TRUSTEE OF THE LESLIE ANN HOMRA REVOCABLE TRUST, her 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 my right, title and interest as trustees in that certain real property in Davidson County, Tennessee more particularly described as follows:

Being a part of Lot No. 3 on the Plan of the Division of K.J. Morris' Lands, as of record in Book 57, page 49, Register's Office for Davidson County, Tennessee, Being Lot No. 34 on the Plan of Hickory Acres Subdivision, Section No. 1, not of record, according to a survey made by Rocky L. Montoya, Surveyor on October 22, 1977, as follows:

Beginning at an iron pin in the northeasterly margin of Old Hickory Boulevard, at the corner of Lots 34 and 34A; thence North 51 deg. 08' 34" East 305.73 feet to an iron pin; thence N 84 deg. 48' 30" West 429.88 feet to an existing monument; thence South 39 deg., 12' 19" East 297.50 feet to the point of beginning.

Being the same property conveyed by deed as Instrument #20170605-0055631, Register's Office for Davidson County, Tennessee.

Being property known as 1240 Old Hickory Boulevard, Nashville, Tennessee.

[Remainder of page intentionally left blank, see next page for signatures.]

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 8 day of April, 2024.

Leslie Homra
LESLIE HOMRA

STATE OF TENNESSEE
COUNTY OF Davidson

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

WITNESS my hand, at office, as of this 8 day of April, 2024.

Notary Public
My Commission Expires: 11.08.27

CELINA CAMPBELL
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0.

Leslie Homra
Affiant

Subscribed and sworn to before me, this 8 day of April, 2024.

Notary Public
My Commission Expires: 11.08.27

CELINA CAMPBELL
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

37556623.1

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 8, 2024 (date of document).

Affiant Signature

04/17/2024

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 17 day of April, 2024.

Emerald L. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

