Karen Johnson
Batch # 1138512
05/23/2024 08:29:55 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20240523-0038342

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:	STATE OF TENNESSEE) COUNTY OF DAVIDSON)
MUSIC CITY ESTATE LAW 1650 MURFREESBORO ROAD SUITE 130 FRANKLIN, TN 37067 (615) 628-7775	The actual consideration for this transfer is $10.00. This is a transfer to a revocable trust. Affiant Subscribed and sworn to before me, this 15th day of May 2024. Notary public My commission Expires: 10/26/2025

MADELYN STAMPLEY
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-26-2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
John P. Laughlin Living Trust 1516B Arthur Avenue Nashville, TN 37208	John P. Laughlin Living Trust 1516B Arthur Avenue Nashville, TN 37208	081120X002.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, John P. Laughlin, unmarried, does hereby quitclaim, transfer and convey unto John P. Laughlin, as Trustee of the John P. Laughlin Living Trust dated May 15, 2024, all of his right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit B on the Plan of Arthur Avenue Brownstones II, as shown on Exhibit "B" to the Declaration of Covenants, Conditions, and Restrictions of Arthur Avenue Brownstone II, a Horizontal Property Regime with private elements of record in Instrument No. 20150422-0036125, Register's Office for Davidson County, Tennessee, to which Plan reference is made for a more complete and accurate description thereof.

Being the same property conveyed to John P. Laughlin, unmarried, from Raechelle K. Laughlin, unmarried, by Quitclaim Deed dated September 20, 2021, and recorded on September 22, 2021, as Document No. 20210922-0127187, Register's Office for Davidson County, Tennessee.

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

Property Address: 1516B Arthur Avenue, Nashville, Tennessee 37208

Witness my hand this 15th day of May 2024.

John P. Laughlin, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Madelyn Stampley, Notary Public, John P. Laughlin, Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, May 15, 2024.

[Seal]



Madelyn Stampley, Notary Public
My commission expires: October 26, 2025