Karen Johnson Davidson County
Batch# 1139260 DEEDQC
05/24/2024 01:29:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240524-0038923

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Map 093-15-Part of Parcel 323.00

The actual consideration or value, whichever is greater, for this transfer is $ N-O-N-E.

Affiant

Subscribed and sworn to before me this 24th day of May, 2024.

Notary Public

SUSANNAH L. DANIEL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires: 5-5-2025

THIS INSTRUMENT HAS BEEN PREPARED SOLELY FROM INFORMATION PROVIDED BY AND AT THE DIRECTION OF THE PARTIES TO THE TRANSACTION

BY:

R&R to:

Peter Weiss, Attorney
Ortale Kelley Law Firm
330 Commerce Street, Suite 110, Nashville, Tennessee 37201

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:
Gregory Horne	**Owners**
(Name)	(Name)
1018 2nd. Avenue South	
(Street Address)	(Street Address)
Nashville, Tennessee 37210	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Susan Pritchard, Trustee of the Gregory Horne Trust U/W/D July 20, 2018,** hereinafter the **"Grantor"**, does hereby quitclaim and convey all of its right, title and interest to **Gregory Horne,** hereinafter the **"Grantee"**, his heirs, successors and assigns, in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 9 in the Subdivision of Lots Nos. 7 & 8 Subdivision in Minute Book C, Page

171, Chancery Court for Nashville, Tennessee.

Said Lot No. 9 fronts 31 feet on the east side of Second Avenue, South, and runs back between parallel lines, to a 20 foot alley in the rear.

Being the same property conveyed to Susan Pritchard, Trustee of the Gregory Horne Trust U/W/D July 20, 2018, by Executor's Deed from Susan Pritchard, as Executor (of and pursuant to the Last Will and Testament of David Pritchard, Deceased, as filed as File No. 18P1830 in the Seventh Circuit Court for Davidson County, Tennessee), of record in Instrument No. 20191210-0127356, Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This conveyance is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

This is improved property known as: 1018 2nd. Avenue South, Nashville, Tennessee 37210.

Witness my hand this 17th Day of May, 2024.

Susan Pritchard, Trustee of the Gregory
Horne Trust U/W/D July 20, 2018

State of Pennsylvania
County of Columbia

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Susan Pritchard,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon his oath, acknowledge herself to be the **Trustee of the Gregory Horne Trust U/W/D July 20, 2018,** the within named bargainor, and that she as such **Trustee,** being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Gregory Horne Trust U/W/D July 20, 2018,** by herself, as **Trustee.**

Witness my hand and official seal at Columbia County, PA, this 17th Day of May, 2024.

My Commission Expires: 9-11-2027

Commonwealth of Pennsylvania - Notary Seal
Alexandra Baney, Notary Public
Columbia County
My commission expires September 11, 2027
Commission number 1357211
Member, Pennsylvania Association of Notaries

Alexandra Baney
NOTARY PUBLIC

Tennessee Certification of Electronic Document

I, April N. Bradley, 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 May 17, 2024. (Date of document)

Affiant Signature

May 24, 2024
Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 24th day of May, 2024.

Notary's Signature

My Commission Expires: 5-5-2025

(*SEAL*)

